

# **Haydon Parish Neighbourhood Plan**

## **Consultation Statement**

**November 2021**

## Contents

1.	Introduction	3
2.	Background to the Haydon Parish Neighbourhood Plan	4
3.	Early engagement and awareness raising	6
4.	Pre-submission engagement	9
5.	Conclusions	11
Appendix 1	Publicity for April 2019 engagement event	12
Appendix 2	Haydon News Article for April 2019 engagement event	13
Appendix 3	Key themes raised in April 2019 engagement event	14
Appendix 4	Haydon News Articles (April, July and August 2019)	15
Appendix 5	Housing needs survey covering letter	17
Appendix 6	Housing needs survey questionnaire	19
Appendix 7	Publicity for February 2020 engagement event	28
Appendix 8	Poster advertising February 2020 engagement event	29
Appendix 9	Leaflet given to those attending February 2020 engagement event	30
Appendix 10	February 2020 engagement event summary report	31
Appendix 11	November 2020 household and business surveys	38
Appendix 12	Poster advertising household and business surveys	48
Appendix 13	Examples of Facebook posts regarding household and business surveys	49
Appendix 14	Household and business survey summary report	51
Appendix 15	Summary of engagement with children and young people	54
Appendix 16	Pre-submission consultation - Hexham Courant article	56
Appendix 17	Pre-submission consultation – letter to consultation bodies	57
Appendix 18	Pre-submission consultation – letter to other interested parties	59
Appendix 19	Pre-submission consultation – list of consultation bodies and other interested parties	60
Appendix 20	Pre-submission consultation – Haydon News article	66
Appendix 21	Pre-submission consultation - website	71
Appendix 22	Pre-submission consultation – social media posts	74
Appendix 23	Pre-submission consultation – additional promotional materials	79
Appendix 24	Pre-submission consultation – event poster	95
Appendix 25	Pre-submission consultation - drop in event photographs	96
Appendix 26	Pre-submission consultation – drop in event report	98
Appendix 27	Pre-submission consultation – main response form	100
Appendix 28	Pre-submission consultation – community actions response form	108
Appendix 29	Pre-submission consultation responses and proposed amendments	110

## **1. Introduction**

- 1.1 This consultation statement has been prepared to fulfil the legal obligations set out in the Neighbourhood Planning (General) Regulations 2012. Section 15(2) of the regulations, define that a consultation statement must contain:
- Details of the persons and bodies who were consulted about the proposed neighbourhood development plan;
  - An explanation of how the persons and bodies were consulted;
  - A summary of the main issues and concerns raised by the persons consulted; and
  - A description of how those issues and concerns have been considered and where relevant, addressed in the proposed neighbourhood development plan.
- 1.2 In order to meet the requirements of the Regulations, this consultation statement sets out:
- The background to the preparation of the Haydon Parish Neighbourhood Plan ('the HPNP');
  - A summary of the publicity, engagement and consultation that has helped to shape and inform preparation of the HPNP;
  - Details of those consulted about the HPNP during plan preparation and the extent to which efforts were made to ensure the HPNP was prepared with support and input from the local community; and
  - A description of the changes made to the HPNP in response to consultation and engagement.
- 1.3 Haydon Parish Council (HPC) consider that the extent of engagement meets the obligations set out in the regulations.
- 1.4 The consultation statement is intended to help the independent examiner review the process of the preparation of the HPNP and make any appropriate recommendations in relation to the HPNP.

## **2. Background to the Haydon Parish Neighbourhood Plan**

- 2.1 The HPNP has been prepared by HPC, the qualifying body for the Haydon Neighbourhood Area. Haydon Parish Council agreed to prepare a neighbourhood plan in June 2018. A steering group was established with delegated authority to prepare the plan. The first meeting of the steering group took place in September 2018. The steering group comprises: parish councillors, representatives from the Haydon Bridge and Haydon Parish Development Trust and local residents with a range of backgrounds and skills.
- 2.2 The parish was designated as a neighbourhood area for the purposes of neighbourhood planning by Northumberland County Council (NCC) on 5 November 2019 and by the Northumberland National Park Authority (NNPA) on 11 December 2019.
- 2.3 The steering group has worked to develop the submission draft plan with support from officers from both NCC<sup>1</sup> and NNPA and an independent planning consultant, funded by a government grant through Locality. Further professional support has been provided by Community Action Northumberland (CAN) who undertook a Housing Needs Survey, and AECOM who were commissioned, through the government's technical support programme, to undertake a housing needs assessment and to prepare design codes for the plan. This blend of a community led steering group together with professional support has meant that the HPNP reflects the priorities of the local community, and also meets statutory basic conditions.
- 2.4 The preparation of the plan has included comprehensive and inclusive engagement with the community, whilst also working within the constraints of the government's Covid 19 policies and NCC's Covid19 guidance for qualifying bodies developing neighbourhood plans. The preparation work has included, as explained in more detail in sections 3 and 4, a range of ways of engaging with the community including:
- Early engagement public consultation events (April 2019 and February 2020);
  - Three surveys to all households in the parish;
  - Regular articles in the Haydon News, the parish magazine;
  - Posts on Facebook;
  - Publicising the draft pre submission plan during the consultation period through the use of banners, posters, an article in the local newspaper the Hexham Courant, a public consultation event, and a public exhibition.
- 2.5 Feedback from early engagement informed the preparation of the pre submission draft plan, which was subject to an 8-week (rather than the required 6 week) consultation period from 2 August to 27 September 2021. The draft plan identified:
- The planning context and background to the plan;
  - A detailed background to the parish;
  - A summary of key issues identified by the community that the plan addressed;
  - A positive vision, outcomes, objectives and a sustainability statement for the parish;
  - How the vision and objectives of the plan will be delivered through planning policies that will be used to determine planning applications for new development within the plan area, providing a framework for sustainable development;
  - How the vision and objectives for the plan will be delivered through community actions for areas that are not able to be addressed through planning policies; and
  - Design Codes to provide a positive approach and framework for new developments.

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<sup>1</sup> NCC has taken the lead on providing support on the preparation of the plan.

- 2.6 The Submission Draft Haydon Parish Neighbourhood Plan (November 2021) is a revised version of the Pre-Submission Haydon Parish Neighbourhood Plan (July 2021). It is supported by an updated evidence base to take account of changes between the pre-submission and the submission drafts and has been modified to take into account representations received.
- 2.7 Throughout the development of the plan the steering group has met together regularly (virtually by zoom after March 2020) and altogether has met a total of 23 times. In between meetings there has been regular contact with, and advice sought and received from the officer from NCC's planning department on the steering group, and the planning consultant appointed by the steering group to support the development of the plan.
- 2.8 The development of the plan has also taken account of:
- The adopted planning policies in the former Tynedale District as well as the emerging Northumberland Local Plan (currently undergoing examination); and
  - The Northumberland National Park Local Plan which was adopted on the 15 July 2020.
- 2.9 The key stages in the preparation of the plan can be summarised as:
- **June 2018** – HPC agreed to develop a neighbourhood plan and steering group was set up to co-ordinate work on the plan;
  - **April 2019** – initial community launch consultation event to scope the community issues for the plan;
  - **May 2019 to January 2020** - initial evidence building for the draft plan, including Housing Needs Survey. Included designation of the neighbourhood area by NCC and NNPA;
  - **February 2020** – second public consultation event to get feedback on evidence building and initial proposals in relation to a number of plan objectives and to scope remaining areas to be developed;
  - **March 2020 to February 2021** – second phase of evidence building work for the draft plan, including housing needs assessment, design codes and household and business surveys;
  - **March to August 2021** – development of pre-submission draft plan and finalisation of evidence reports;
  - **2 August to 27 September 2021** – consultation on pre-submission draft plan;
  - **October 2021** – approval of submission draft plan by Haydon Parish Council;
  - **November 2021** – submission of draft plan for examination.

### **3. Early Engagement and awareness raising**

#### **Initial public consultation and follow up**

- 3.1 Awareness raising and engagement on the proposed HPNP began officially with a two-day awareness raising event on 5 April (2.30-7.30pm) and 6 April (9.30am to 12 noon) 2019 in the Community Centre, Ratcliffe Road, Haydon Bridge.
- 3.2 The event was promoted at the Shaftoe School Red Nose event. Adverts were placed around village, in the April edition of the Haydon News (the community magazine for the civil parish which is distributed to 1100 households), in the events diary at The Bridge Library, and on the community website and Facebook page (which has over 3,200 members). Examples of publicity for the April 2019 event are provided in the form of a poster (Appendix 1) and an article in the Haydon News (Appendix 2).
- 3.3 The consultation event was built around themes and local residents were invited to fill in post-its to identify issues important to them for the future of the community under each of these themes. A summary of key themes raised is provided in Appendix 3. A full list of issues raised at the consultation event is available on the neighbourhood plan website<sup>2</sup>.
- 3.4 Over 300 comments were received from this public consultation. A box for further comments was placed in the Bridge Library and the Co-op and advertised in the Haydon News.
- 3.5 Following the consultation event terms of reference for the steering group were agreed with HPC at its July 2019 meeting, together with a project plan and a scoping document listing draft vision, objectives and themes to address through the development of the HPNP. Regular articles were placed in the Haydon News during June, July and August 2019 to keep the community updated – see Appendix 4.
- 3.6 A grant from Locality was secured and a planning consultant was appointed in September 2019.

#### **Recruiting additional members of the public to the Steering Group**

- 3.7 The April 2019 consultation event was also used as a way of recruiting additional volunteers onto the steering group. In addition, a public event was held at the General Havelock in August 2019 to again encourage additional community participation on the steering group or sub-groups.

#### **Housing Needs Survey**

- 3.8 The second significant area of community consultation was the decision to commission a housing needs survey. CAN (Community Action Northumberland) attended the August 2019 meeting of the steering group and worked with the group to plan the survey contents and administration. The survey was hand delivered to all households in the parish in January 2020, with a covering letter from the Chairman of HPC encouraging residents to respond (Appendix 5).

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<sup>2</sup> <http://www.haydon-bridge.co.uk/documents/Stickersgroupedinto3areas.pdf>

- 3.9 A total of 307 completed questionnaires were returned, a response rate of 28%. This was seen by CAN as a good response rate for this type of survey questionnaire. The final survey report is available on the neighbourhood plan website<sup>3</sup> and the questionnaire is provided in Appendix 6.

#### **Second Community consultation event about development work on the plan themes**

- 3.10 Development work on a number of the plan themes was carried out by members of the steering groups and subgroups in the early months of 2020. In order to get feedback from the community on the work done a second community consultation event was held in the Community Centre, Ratcliffe Road on 15 February 2020. Publicity was put in the February 2020 Haydon News publicising the event (and also reminding residents to complete and submit the housing needs survey) – see Appendix 7. A poster was put around the village (Appendix 8). A leaflet was handed out to people attending the event (Appendix 9)
- 3.11 The main areas consulted on were:
- Mobility and transport – footpaths, cycling and cycle routes;
  - Results of the audit of community facilities and services and key gaps;
  - Which local green spaces to protect;
  - Sustainability and interest in developing a tree planting scheme;
  - Housing and the historic and built environment – this included both discussion and a questionnaire for people to fill in on the day. The findings from the questionnaire were then used as input to the work carried out by AECOM to develop Design Codes for the HPNP.
- 3.12 A summary report of the 15 February consultation event is provided in Appendix 10.

#### **Household and business surveys**

- 3.13 From March 2020 onwards until the end of the HPNP draft pre-submission plan development, guidance from NCC meant that it was not possible to hold public consultation drop in events.
- 3.14 In order to engage with the community on other objectives and themes in the plan development work, the steering group therefore decided to conduct two surveys to all households – a household survey and a business survey. Both were hand delivered to all households at the same time in November 2020 with a covering letter from the Chairman of HPC explaining the purpose of the surveys (Appendix 11). A poster advertising the surveys was also put round the parish (Appendix 12). A number of posts were put on Haydon Bridge Matters, the village Facebook Page (Appendix 13) The business survey went to all households in an attempt to capture information businesses run from home as well as from business premises. The surveys were also available to complete online.
- 3.15 There were 173 responses received to the household survey and 28 responses to the business survey. Full reports were prepared of the results of both surveys which were posted on the neighbourhood plan page of the Haydon Bridge website in January 2021<sup>4</sup>. A summary of the findings from both surveys was provided in the February 2021 Haydon News (Appendix 14) and

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<sup>3</sup> <http://www.haydon-bridge.co.uk/documents/HaydonBridgeHNSFINALReport.pdf>

<sup>4</sup> <http://www.haydon-bridge.co.uk/documents/Final300121reportonHaydonParishNeighbourhoodPlanHouseholdSurvey.pdf> and <http://www.haydon-bridge.co.uk/documents/Final300121reportonHaydonParishNeighbourhoodPlanBusinessSurvey.pdf>

full reports on the findings of each survey were posted on the plan website page at the same time.

### **Children and young people**

- 3.16 Consultation was undertaken in December 2020 and January 2021 to find out more about the views of young children and younger people living in the parish. This reinforced the feedback from earlier public consultation on community facilities and services and did not raise any additional issues from those already identified in that audit. Responses were received from the Cubs and Scouts and from parents of children at the primary school and a summary of responses is provided in Appendix 15.

### **On-going engagement (website, email, Haydon News and social media)**

- 3.17 A dedicated page of the community website was established ([www.haydon-bridge.co.uk](http://www.haydon-bridge.co.uk)) and this was used to post write-ups of the consultation events and all the reports and evidence documents for the HPNP as they were published, for example the housing needs survey.
- 3.18 In addition, a dedicated email address – [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com) was set up for members of the public who had questions or ideas about the development of the plan.
- 3.19 Regular articles were also placed in the Haydon News, the parish magazine which is published 10 times a year and hand delivered to every household in the parish. Examples of promotional articles are provided as appendices linked to specific consultation events
- 3.20 The well-established parish Facebook page ‘Haydon Bridge Matters’, which has over 3200 followers, has also been used to ensure that articles published in the Haydon News are spread more widely to local people.



## 4. Pre-Submission Engagement

- 4.1 Consultation on the Pre-Submission Draft HPNP took place between 2 August and 27 September 2021. The consultation period was due to start a month earlier but was delayed taking account of the national government's timetable for relaxing Covid19 restrictions and to enable the consultation to include a face to face community engagement event. HPNP Steering Group followed guidance from NCC about the consultation process to ensure that it was fair and as accessible as possible to local people.
- 4.2 The local community, consultation bodies listed by NCC, and additional interested parties identified for consultation by HPC were informed of the consultation on the pre-submission draft plan and how to comment on the plan in the following ways:
- An article was published in the local newspaper the Hexham Courant the week before the start of the consultation period (Appendix 16);
  - A letter was sent to the consultation bodies by email or post (Appendix 17);
  - A letter was sent to other interested parties by letter or post (Appendix 18)
  - The list of consultation bodies and other interested parties is provided in Appendix 19;
  - Articles were placed in the June, July and August editions of the Haydon News publicising the consultation and providing information on the key objectives and policy areas in the draft pre-submission plan - see Appendix 20 for the main article in July 2021, also posted on the Haydon Bridge Matters, the Parish Facebook page;
  - The draft plan, policies map and all the evidence documents and reports of consultation events and surveys carried out were all available online at [haydon-bridge.co.uk/community-plan.php](http://haydon-bridge.co.uk/community-plan.php). The website page with links to all the documents is attached as Appendix 21;
  - Hard copies of the plan were available at St Cuthbert's Church as part of the exhibition. Hard copies of the plan, policies map and all the background papers were available at the 28 August public consultation event. It was also made clear in both the online information and in the paper based leaflets and posters that were produced for the consultation that a printed copy of the draft plan was available, with a phone number and the plan email address to request this;
  - Posts were put on social media (both Facebook and the Anglican Church Benefice Twitter feed as a pinned tweet- @ParishesBTWall) to publicise the consultation (Appendix 22);
  - Design help was secured from the Rural Design Centre, Sunderland for the following additional promotional materials (Appendix 23):
    - An exhibition setting out the key aims of and policies in the draft plan which was hosted by St Cuthbert's Anglican Church. The exhibition was open to the public from Mondays to Saturdays throughout the consultation period);
    - Banners publicising the consultation;
    - Posters;
    - Flyers.

### Public consultation event – 28 August 2021

- 4.3 A consultation drop-in event took place on Saturday 28 August 2021 from 10am to 2pm. The drop in event was publicised through the banners, posters and leaflets publicising the consultation, via the Haydon News and the Neighbourhood Plan website page – see earlier Appendices for all of these. The event was also publicised on the community facebook page (see posts in Appendix 22) and via a poster (Appendix 24).

- 4.4 Just over 100 people signed into the formal consultation drop in which was held in the community centre. Photographs of the exhibition in the community centre are provided in Appendix 25 and a report of the event is provided in Appendix 26.
- 4.5 The consultation event also included a community fun day on Strother Close Green which included further informal consultation on a number of plan themes mainly relating to some of the community actions areas listed in Annex 1 of the plan. The aim was to provide information and register the interest of local people who might wish to get involved in supporting the delivery of one or more community actions. These included: ebike hire and car sharing club; cycle path to Hexham and footpaths survey; green space and the natural environment; buy local initiative; and energy saving.
- 4.6 There were also other stands selling craft good and activities for children.

**Responses to the pre-submission draft plan**

- 4.7 Two response forms were prepared (Appendices 27 and 28) – one for the main plan and one for the community action, which were available to complete either online, or via paper copies. Paper copies of the response forms were made available at Claire’s Newsagents and at St Cuthbert’s Church for people to take away and complete and return if they did not wish to complete the forms online.
- 4.8 Responses were received from:
- Nine of the consultation bodies and other interested parties; and
  - 52 members of the local community
- 4.9 The responses and details of how they have been taken into account of in the Submission Draft HPNP is included in Appendix 29. This Appendix was drawn up by the planning consultant appointed by HPC in consultation with the Steering Group. Proposed amendments were agreed by the steering group on 12 October 2021 before the draft submission plan went to HPC for approval on 28 October 2021.

## 5. Conclusions

- 5.1 The submission version of the HPNP is built upon broad engagement with the community since April 2018 until the end of the consultation period on 27 September 2021. Alongside this guidance and support has been provided on a regular basis by the planning consultant appointed by HPC and planning officer from NCC who has been on the steering group since work started on the plan, and the planning team from the NNPA who have also provided support through membership of the steering group.
- 5.2 The outcome has been a submission plan that reflects both the community's aspirations for the parish, alongside planning advice to ensure that the plan is in general conformity with both local and national planning policy and that meets the basic conditions.
- 5.3 This consultation statement demonstrates that the consultation and engagement process for the plan has been substantial, effective, and proportionate (in the light of the Covid19 restrictions). It has also been extremely effective in shaping a plan that is aimed to benefit both current and future generations of Haydon Parish through focusing on sustainable development and addressing the challenges of climate change.

## **Appendix 1 Publicity for April 2019 engagement event**

# **What do you want?**

Your Parish Council wants to know, so bring your ideas along to  
the Community Centre

**Friday 5 April 2.30 to 7.30**

**Saturday 6 April 9.30 to 12.00**

Post-its and pens will be provided, give us your views please on:

**Environment**

**Heritage**

**Older people**

**Tourism**

**Transport**

**Leisure, Play and Sport**

**Economy and employment**

**Health and Care**

**Families, education, children and young people**

**Housing, facilities and services**

**Anything else**

And let us know whether you can help get these things done

Take your time, tea/coffee will be available for a small charge.

Juice and biscuits free for children in return for a picture of their  
ideas (paper and pencils provided) !Chocolatey prizes too!

## **Appendix 2 Haydon News Article for April 2019 engagement event**

### **Your village needs to know what you want!**

Our Parish Council is producing a new Neighbourhood Plan in order to

- demonstrate the key issues residents want to see progressed in the next few years
- add weight to the arguments to get these things done, and in the process
- get more residents more involved and
- provide evidence for local groups to get help to make their own plans real.

The first step is you and your family telling us what you want - and what you might be prepared to do to make it happen. The opening event will be at the Community Centre on Friday 5 April from 2.30 to 7.30 and Saturday 6 April from 9.30 to 12.00.

We will be asking for your ideas on Environment; Heritage; Older People; Tourism; Transport; Leisure, Play and Sport; Economy and employment; Families, education, children and young people; Housing, facilities and services; Health and care; and Anything else we have forgotten. Using post-it notes means you can put up as many ideas on as many subjects as you like.

Tea/coffee will be available for a small charge so you can take your time. Children will be able to draw their ideas in return for free juice and biscuits and entry into a chocolate egg competition.

We would also be delighted if you would sign up to get involved in whichever of the working groups interests you.

If you can help on the day, setting the room up, making teas etc, please contact me on 07939202930

There will be many other opportunities over the coming months to make your views known, in person or electronically. Please take part and shape the future.

Carole Price, Neighbourhood Plan Co-ordinator

### **Appendix 3 Key themes raised in April 2019 engagement event**

Local people who attended were invited to put fill in post it notes identifying key issues for the Neighbourhood Plan to address. 300 post its were completed. Responses covered the following themes:

- Economy and identity  
Eco village/self-sufficiency - water use, energy schemes, thinking local (shops, services, commercial, broadband)  
Tourism (and for local benefit) – walking, café and bakery, cycling, and a range of other issues  
Start-ups and growing enterprise  
Transport links
- Community and people  
Green space and its management  
Dogs  
Young people  
Older or isolated people  
Litter  
Schools  
Using local talent, knowledge and our human resources  
Crime  
Local communications  
Events, services, classes  
Dementia, social opportunities, services
- Heritage, housing and built environment  
Health services  
Parking and car use  
Flooding  
River  
Light pollution  
Buildings, bridges and infrastructure  
Consistent design and plans  
Housing Needs  
Heritage

A full list of issues raised at the consultation event is provided in an excel spreadsheet document headed 5 and 6 April 2019 consultation on the Neighbourhood Plan website [haydon-bridge.co.uk/community-plan.php](http://haydon-bridge.co.uk/community-plan.php)

## **Appendix 4 Haydon News Articles (April, July and August 2019)**

### June 2019 Haydon News article

#### **Update on the new Haydon Parish Plan**

Many thanks to everyone who came along to the Consultation days in April, we now have over 300 suggestions for how life in Haydon Parish might be improved! It isn't too late to add your ideas to the list, there is a suggestion box at the Bridge Library where you can also tell us if you are interested in getting involved with making things happen. Just let us know where your interests lie and if you have any particular skills or experience that may be useful, remember we are trying to cover all age groups and interest groups.

The Plan Steering Group has met and is in the process of separating out the issues that will be taken forward together with the County Council in the formal Neighbourhood Plan process from the ideas that will be considered by the Parish Council for local action. Our intention is to collect the suggestions into broad areas of interest and then in the next few months invite you to help shape the future actions you are interested in. In addition, the Steering Group is very keen to hear from residents who have planning experience, to help with the formal process.

Regular updates will be appearing in the Haydon News so watch this space.

### July 2019 Haydon News article

#### **Update on the new Haydon Parish Plan**

Progress continues apace on the new Haydon Parish Neighbourhood Plan (NP) and the other developments people are keen to see in the area. Thanks to the Consultation days in April, we now have over 300 suggestions for how life in Haydon Parish might be improved! It isn't too late to add your ideas to the list, there are suggestion boxes at the Bridge Library and in the Co-op (our thanks to them) where you can also tell us if you are interested in getting involved with making things happen.

The Steering group is currently getting to grips with the tasks we need to undertake to get approval for the formal NP, once we have done this we should be coming back out to you for comments on a draft plan. This process could take several months, but we need locals with any experience or skills relating to planning issues to get involved now. Please get in touch via the Bridge or the Parish Council.

We also need to know about the many groups that are active in the area, and the various traders that are based here so that they can be consulted too. If you are a contact person for either, please see the Bridge page in this edition of HN for how you can make yourself known.

The ideas for improvements that don't fit into the formal plan will be considered and taken forward by the Parish Council. Once the issues are identified there will be a further opportunity to get involved.

We are hoping to set up a website page to publish various documents of interest and to enable direct communication but, as ever, regular updates will be appearing in the Haydon News so watch this space.

Carole Price NP Co-ordinator

### August 2019 Haydon News article

#### **Update on Haydon Parish Neighbourhood Plan (NP)**

In summer 2018 the Parish Council agreed to undertake a NP for Haydon Parish and formed a Steering Group (SG) to carry this forward. Since then we have carried out early research, preparations and an

initial public consultation event. The SG has sent 3 documents to the July Parish Council, if agreed they will enable us to move on to the next stage.

1. Terms of Reference document - formalises the purpose, objectives and conduct of the SG and clarifies its relationship with the Parish Council.
2. Scope of the NP and development of Policy areas – Some ideas arising from the public consultation event will be taken forward in the NP and others will be considered by the Parish Council for delivery in other ways. This document indicates which subjects the guidance tells us will fit into which category. It also identifies big pieces of work that residents may wish to get involved with.
3. Timetable – This is subject to review and amendment in light of experience. It is currently showing that the draft NP will be available for public consultation in about a year or so, followed by a referendum on the final version in late 2021.

Once the Parish Council has given the go-ahead, important pieces of work such as a Housing Needs Survey, audits of local Green Spaces, paths, bridleways and cycle routes, surveys of local businesses, community services and facilities etc need to be undertaken. Questionnaires and ideas about the design and layout of the parish will have to be collated. Your help and involvement will be crucial to the success of each of these pieces of work and the whole plan. Please keep an eye out around the village for calls for help in the next couple of months or volunteer now by leaving your contact details and areas of interest at the Bridge Library, marked for the attention of the Steering Group. Many thanks.

Carole Price  
NP Co-ordinator



## Appendix 5 Housing needs survey covering letter



### **Haydon Parish Council**

#### **HOUSING NEEDS SURVEY**

### **URGENT: THIS IS YOUR VILLAGE**

**Even if no one in your household has a housing need,  
WE WANT TO KNOW YOUR VIEWS**

Dear Resident

The Parish Council is developing a Neighbourhood Plan (NP), which once approved by the community and the County Council will become a formal part of planning policy for our Parish in Northumberland.

When the NP becomes a legal document it will be used to make decisions on planning applications, and anyone wishing to build houses in the Parish will be expected to take account of it. That is why it is so important to make sure we reflect YOUR needs and views.

We are carrying out a Housing Needs survey. We need up to date local information from **YOU**, about how much affordable and other housing is needed across the whole Parish. This includes outlying areas such as Langley and Chesterwood. The survey will help us understand the housing needs of local people, and what type and tenure of housing local people want.

Housing is one of the main priorities identified by local residents, including:

- The overall level of development we should have in the future
- The need for more affordable housing for residents living in the Parish or others with a local connection wishing to move back here
- The specific housing needs of particular population groups e.g.:
  - Purpose-designed housing for older people

- Housing for single people and couples
- Self employed people who might need housing linked to work space, sometimes known as Live-Work accommodation

Affordable housing is for local people in need and is linked to income. It can be rented or part-bought (shared ownership) from an affordable housing provider. The idea is to help local people of all ages who would like to either stay or return to the area, and invest in our local community.

We are asking **ALL RESIDENTS** to complete Part 1 of this survey. We want to hear everyone's views. The answers you give help us to build up a picture of the existing types of housing in Haydon Parish, and the level of support for new affordable housing. If this is your second home then please do NOT complete the survey.

Parts 2 and 3 of this survey are about you and your household's needs for housing over the next five years.

All responses are anonymous. The survey is being carried out on our behalf by a specialist team from CAN (Community Action Northumberland). The findings will be published on the Haydon Bridge website and will be used to develop the Neighbourhood Plan.

Please inform CAN if you are aware of anyone, not currently living in the Parish at the moment, but that has a local connection and you think might be interested in living/ returning to live in Haydon Parish if the opportunity arose. If this is the case, please contact CAN on 01670 517178 for an additional copy of the questionnaire (or email to: [info@ca-north.org.uk](mailto:info@ca-north.org.uk) ).

**PLEASE RETURN THE COMPLETED QUESTIONNAIRES USING THE PRE-PAID ENVELOPE PROVIDED BY FRIDAY 7 FEBRUARY.**

Thank you for taking time to complete and return this form. Your response is much appreciated.

Yours faithfully



Esmond Faulks  
Chairman, Haydon Parish Council

## Appendix 6 Housing needs survey

17

### HAYDON PARISH HOUSING NEEDS SURVEY

We are currently preparing a neighbourhood plan and are interested in your views on the principle of providing affordable homes for local people in your parish. We would therefore be grateful if you could take a little time to help us by filling in this questionnaire.

#### PART ONE – TO BE COMPLETED BY ALL HOUSEHOLDS

##### Q1. What are your views on housing developments in Haydon Parish?

Would you be in favour of developments of affordable homes that address proven housing needs identified through this survey with a priority for people with a genuine local connection to Haydon Parish?

Yes ☐ No ☐

Would you be in favour of such housing if specifically designed for:

- |   |                              |                             |
|---|------------------------------|-----------------------------|
| a. Older people   | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| b. Starter homes for younger and other households   | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| c. Live-work units (properties that combine workplace and home, but with a distinct space for each) | Yes <input type="checkbox"/> | No <input type="checkbox"/> |
| d. Co-housing (*see description below)  | Yes <input type="checkbox"/> | No <input type="checkbox"/> |

*\*Cohousing communities are created and run by their residents. Each household has a self-contained, private home but residents come together to manage their community and share activities. Cohousing is a way of combating the alienation and isolation many experience today, recreating the neighbourly support of the past. This can happen anywhere, in your street or starting a new community using empty homes or building new.*

Any comments (These may be included, anonymously, in our report):

##### Q2. Please tell us about anyone you know who needs to live in Haydon Parish but is currently unable to do so.

Has anyone from your family (children, parents, brothers, sisters) moved away from the Parish in the last 5 years due to difficulties in finding a home locally? Yes ☐ No ☐

Do you know of any former residents who are employed in the area but live outside the Parish who would like to move back? Yes ☐ No ☐

*If you answered 'yes' to either of the above questions and the family members/people employed in the area wish to move back to the Parish, please ask them to contact CAN on 01670 517178 for a copy of part two of this survey.*

**Q3. Please tell us about your household's connection with Haydon Parish**

Do you live in Haydon Parish?	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
- If yes, how long has a member of your household lived here?	Yrs	<input type="checkbox"/>	Mths	<input type="checkbox"/>
Does any member of your household have close family (parents, children or siblings) living in Haydon Parish?	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
Does any member of your household work in Haydon Parish?	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>
- If yes, how long have they worked here?	Yrs	<input type="checkbox"/>	Mths	<input type="checkbox"/>
Is Haydon Parish your preferred place to live?	Yes	<input type="checkbox"/>	No	<input type="checkbox"/>

**Q4. Please tell us if you are currently trying to sell your home.**

Are you currently trying to sell your home? Yes ☐ No ☐

If you answered 'yes' how long has your home been on the market? Yrs ☐ Mths ☐

**Q5. Please provide details of everyone living in your home including yourself.**

Relationship to You	Employment status*	Age						
		Under 16	16-24	25-34	35-44	45-59	60-74	75+
self								

\*Please select one of the following options: employed/ looking after home or family/ sick or disabled/ unemployed/ student/ child/ retired

**Q6. About the home you currently live in. Do you:**

Rent from Housing Association	<input type="checkbox"/>	Rent from Private Landlord	<input type="checkbox"/>
Live in accommodation provided by your employer	<input type="checkbox"/>	Own with mortgage	<input type="checkbox"/>
Part own / part rent (shared ownership)	<input type="checkbox"/>	Own without mortgage	<input type="checkbox"/>
Other (please specify below e.g. supported or retirement housing)			



**Q7. What type of property do you currently live in?**

	1 bed	2 bed	3 bed	4 bed	5 bed+
House					
Bungalow					
Flat/ maisonette/ apartment/ bedsit					
Sheltered/ retirement housing					
Caravan/ mobile home/ temp structure					
Other (please specify)					

**Q8. Is your current home suitable for your household's needs over the next 5 years?**

Yes ☐ No ☐

If no please tick all boxes that will apply to your household within the next five years:

Too small (overcrowded)	<input type="checkbox"/>	Too expensive	<input type="checkbox"/>
Too large	<input type="checkbox"/>	In the wrong place	<input type="checkbox"/>
Needs repairing	<input type="checkbox"/>	Family circumstances are changing	<input type="checkbox"/>
Can't manage the stairs	<input type="checkbox"/>	Needs adapting due to disability / health needs	<input type="checkbox"/>
Want to move but there are no suitable homes available locally	<input type="checkbox"/>	One or more members of the household need their own home	<input type="checkbox"/>
Appropriate care and support is not available where we live	<input type="checkbox"/>	Alternative accommodation would enable one or more members of the household to remain independent for longer	<input type="checkbox"/>
Other (please give details)			

*If you answered 'No' to Q8 please continue to Q9 and Part Two.*

*If you answered 'Yes,' there is no need to answer any further questions. Please return your questionnaire using the prepaid envelope provided. Thank you for taking the time to complete this survey.*

**Q9. Please tell us more about your reasons for needing to move:**

**PART TWO – ABOUT YOUR HOUSEHOLD OVER THE NEXT 5 YEARS**

Please answer questions in Part Two in relation to you and your household over the next 5 years.

**Q10. Who will live in this household?**

Will the people living in this household be the same as those living in your current home (as listed in Q5)?

Yes ☐ No ☐

If no, who will be living here?

Relationship to You	Employment status*	Age						
		Under 16	16-24	25-34	35-44	45-59	60-74	75+

\* ie employed/ looking after home or family/ sick or disabled/ unemployed/ student/ child/ retired

**Q11. What tenure arrangement would this household prefer?**

Rent from Housing Association	<input type="checkbox"/>	Buy on the Open Market (with a mortgage)	<input type="checkbox"/>
Rent from Private Landlord	<input type="checkbox"/>	Buy on the Open Market (without a mortgage)	<input type="checkbox"/>
Buy on the Open Market with a discount (e.g. 30%) or Help to Buy	<input type="checkbox"/>	Shared Ownership (part own / rent)	<input type="checkbox"/>
Other (please specify)			

**Q12. What type of property, and minimum number of bedrooms, would this household need?**

	1 bed	2 bed	3 bed	4 bed	5 bed+
House					
Bungalow					
Flat/ maisonette/ apartment/ bedsit					
Supported/ retirement housing					
Other (please specify)					

**Q13. Does any member of your household have specific health, accessibility or other needs which require a specific type of accommodation?**

Yes

☐

No

☐

If yes, please describe these needs

**Q14. Are you registered on the Northumberland Homefinder register?**

Yes

☐

No

☐

Haven't applied

☐

**If yes, what priority banding have you been allocated?**

Band1

☐

Band 2

☐

Band 2R

☐

Band 3

☐

**If yes, in which settlements have you bid for a home advertised on the register during the last 12 months?**

**Q15. About Your Household's Financial Position:**

If this survey demonstrates that there are local housing needs within Haydon Parish, we may wish to encourage some local housing development. It would then be essential to understand how much local people can afford to pay for new homes. We are therefore asking for a little information about your household's financial situation. **This information will be treated in the strictest confidence.**

Please seal your questionnaire in the envelope provided. The envelopes will be opened by CAN staff and no local people will see this information. No names or addresses are included within the form. All data collected will be collated and anonymised in the final report. Your personal information will not be shared with any other individual or organisation without your express permission. It will be destroyed as soon as the questionnaires have been analysed.

**15a. What will this household's combined annual income be (before tax)? (Please circle one)**

Under £10,000	£10,000- £14,999	£15,000- £19,999	£20,000- £24,999	£25,000- £29,999	£30,000- £39,999	£40,000- £59,999	£60,000 or over
------------------	---------------------	---------------------	---------------------	---------------------	---------------------	---------------------	--------------------

**15b. How much could this household afford to pay for housing each month? (Please circle one)**

Under £300	£300 - £399	£400 - £499	£500 - £599	£600 or over
------------	-------------	-------------	-------------	--------------

**15c. What is the maximum deposit that this household could afford? (Please circle one)**

Under £1,000	£1,000- £4,999	£5,000- £9,999	£10,000- £19,999	£20,000- £29,999	£30,000- £49,999	£50,000 or over
-----------------	-------------------	-------------------	---------------------	---------------------	---------------------	--------------------

**Q16. Any Other Information / comments**

*If a member of your household is planning to establish a new household in the Haydon Bridge area over the next 5 years (e.g. a son or daughter wish to set up their own home), please complete Part Three. If not, please return your completed survey using the prepaid envelope provided.*

**Thank you for taking the time to complete this questionnaire.**



**PART THREE – ABOUT AN ADDITIONAL HOUSEHOLD OVER THE NEXT 5 YEARS**

Please answer questions in Part Three if a member of your household is planning to establish a new household in the Haydon Bridge area over the next 5 years (e.g. a son or daughter wish to set up their own home).

**Q17. Who will live in this New Household?**

Relationship to You	Employment status*	Age						
		Under 16	16-24	25-34	35-44	45-59	60-74	75+

\* ie employed/ looking after home or family/ sick or disabled/ unemployed/ student/ child/ retired

**Q18. What tenure arrangement would this household prefer?**

Rent from Housing Association	<input type="checkbox"/>	Buy on Open Market (with a mortgage)	<input type="checkbox"/>
Rent from Private Landlord	<input type="checkbox"/>	Buy on Open Market without a mortgage)	<input type="checkbox"/>
Buy on the Open Market with a discount (e.g. 30%) or Help to Buy	<input type="checkbox"/>	Shared Ownership (part own / rent)	<input type="checkbox"/>
Other (please specify)			

**Q19. What type of property, and minimum number of bedrooms, would this household need?**

	1 bed	2 bed	3 bed	4 bed	5 bed+
House					
Bungalow					
Flat/ maisonette/ apartment/ bedsit					
Supported/ retirement housing					
Other (please specify)					

**Q20. Does any member of this household have specific health, accessibility or other needs which require a specific type of accommodation?**

Yes

☐

No

☐

If yes, please describe these needs

**Q21. Is any member of this household registered on the Northumberland Homefinder register?**

Yes

☐

No

☐

Haven't applied

☐

**If yes – what priority banding have they been allocated?**

Band1

☐

Band 2

☐

Band 2R

☐

Band 3

☐

**If yes, in which settlements have they bid for a home advertised on the register during the last 12 months?**

**Q22. About Your Household's Financial Position:**

If this survey demonstrates that there are local housing needs within Haydon Parish, we may wish to encourage some local housing development. It would then be essential to understand how much local people can afford to pay for new homes. We are therefore asking for a little information about the household's financial situation. **This information will be treated in the strictest confidence.**

Please seal your questionnaire in the envelope provided. The envelopes will be opened by CAN staff and no local people will see this information. No names or addresses are included within the form. All data collected will be collated and anonymised in the final report. Your personal information will not be shared with any other individual or organisation without your express permission. It will be destroyed as soon as the questionnaires have been analysed.

**22a. What will this household's combined annual income be (before tax)? (Please circle one)**

Under £10,000	£10,000- £14,999	£15,000- £19,999	£20,000- £24,999	£25,000- £29,999	£30,000- £39,999	£40,000- £59,999	£60,000 or over
------------------	---------------------	---------------------	---------------------	---------------------	---------------------	---------------------	--------------------

**22b. How much could this household afford to pay for housing each month? (Please circle one)**

Under £300	£300 - £399	£400 - £499	£500 - £599	£600 or over
------------	-------------	-------------	-------------	--------------

**22c. What is the maximum deposit that this household could afford? (Please circle one)**

Under £1,000	£1,000-£4,999	£5,000-£9,999	£10,000-£19,999	£20,000-£29,999	£30,000-£49,999	£50,000 or over
--------------	---------------	---------------	-----------------	-----------------	-----------------	-----------------

**Q23. Any Other Information / comments**

*Please return your completed survey using the prepaid envelope provided.  
Thank you for taking the time to complete this questionnaire.*

## **Appendix 7 Publicity for February 2020 engagement event**

**Have you sent yours in?**

**Housing Needs Survey**

**Please complete and return your survey form in the Freepost envelope by  
7th February or as soon as possible**

**This is your chance to tell your Parish Council what sort of housing you  
want in the future. If you haven't received a survey through your door  
contact us through 'The Bridge' Library or email  
[haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com)**

**We've also been collecting ideas on Future Green Spaces, Transport and  
Mobility, Community Facilities and Services, Building Design, Local Jobs  
and Flooding.**

**Please come along with your ideas to the**

**Community Centre on Saturday 15th February, 10.00am to 12.00**

**See how far we've got, ask questions and get involved**

**Appendix 8 Poster advertising February 2020 engagement event**

**This Saturday**

**10 to 12**

**Community Centre**

**We have Plans for  
the parish!**

**All welcome**

## **Appendix 9 Leaflet given to those attending February 2020 engagement event**

### **What has happened so far?**

Last year, you gave us over 300 suggestions for improvements to life in the parish

Local volunteers then grouped these subjects into 8 themes

- Housing
- Outdoor green space
- Mobility and Transport
- Design and Development
- Community Facilities and Services
- Economy and employment land
- Flooding
- Sustainability and Carbon reduction

And have been working to gather facts (and ideas) around each theme. Local residents are leading informal discussions and would welcome more people being involved.

### **What is happening now?**

Now we need you to check our homework, make suggestions and get involved with producing an action plan.

Groups of local people are getting organised to address each issue and you are invited to join them, just sign up at the relevant table(s) today or leave your details at the Bridge. It's our futures we are talking about.

### **What will happen next?**

The information we gather will be shaped into a Neighbourhood Plan (addressing planning issues) and an Action Plan of practical improvements for the Parish Council to consider. You will then be asked for your views again.

## **Appendix 10      February 2020 engagement event summary report**

45 people were recorded as attending this event. A summary of the feedback is provided below.

### **1.      Mobility and Transport**

Footpaths:

- Path to Limestone to be adopted I hope
- More circular walking routes on north side of river.
- Walk to Plunder Heath – nettles in summer make it impossible.
- Some kind of footpath north west above bypass.
- Accessible paths for pram/push chair – near Anchor, to Rattenraw, so mums and dads can enjoy riverside.
- Footpath on old railway Elrington and Langley.

Responses given regarding cycling and cycling routes at the February 2020 consultation event:

- Cycling
- Cycle route to Hexham.
- Cycle route to Hexham looks a brilliant idea.
- Would support a traffic free cycle route to Hexham and possibly Haltwhistle.
- Cycle route to Hexham in terms of 'bang for buck' hits so many positives – future proof Haydon Bridge, healthy transport, economic benefit with Councils etc.
- I cycle commute to Hexham and would use traffic free cycle route especially in dark winter months.
- Cycle route good idea.
- Cycle route to Hexham EXCELLENT.
- Strongly support cycle track to Hexham. Would use frequently.
- Cycle route to Hexham brilliant idea.
- Cycle route to Hexham beneficial to all.
- I support the cycle route from Haydon Bridge to Hexham and Route 72.
- Totally support cycle route to Hexham from Haydon Bridge.

### **2.      Community Facilities and services**

The April 2019 consultation event had identified a number of ideas for the further development of community facilities and services in Haydon Parish covering: more facilities for young people; more social activities for older people; community learning opportunities; and village facilities

At the February 2020 consultation event the feedback to these ideas was:-

- 1) Support for additional activities and facilities for young people like the youth club and skate park. Other ideas were: - something for under 2s, swings at the Showfield play area, a Young People's Art Club.
- 2) Support for more activities for older people - but nothing specific mentioned
- 3) Support for more community learning activities – BSL (British Sign Language), vocational activities e.g. arts, crafts, languages, rural skills
- 4) Support for a community cafe

5) Haydon Bridge Facebook Matters and the Haydon Bridge Village website were also mentioned as important sources of local information for the parish. IT connectivity and infrastructure are also essential to daily social life and to business and the educational sector and should be included somewhere in the plan, although it is more akin to physical infrastructure, like the roads network, rather than perhaps community facilities.

### 3. Local Green space to preserve

There was support for protecting the following green space sites:

Land west of Belmont Gardens	River walk east to Riverside Picnic area	Cricket pitch at High School
Footpath behind Anchor Hotel	River walk west to Brigwood	Haydon Bridge Football field
Langley Gardens play area	Doorstep Green and Primary school sportsfield	Cemetery on Cemetery Road
The Green at Strother Close	High School rugby field	Station Road Allotments

In addition:

There was some historical interest at Gees Wood (proposed new site) - Langley burn - which flows through the wood being the former mill race for Gees House at the southern end. There are lime ovens in some of the garden walls.

The land west of Belmont Gardens has historical interest being the grounds of the now demolished Linton House - the carriage gate posts are still standing on the site. The site has some ecological value - not least the mature tree specimens.

Feedback from the Benefice of St Cuthbert's has indicated that the graveyards at the Old Church, St Cuthbert's, and the graveyard north of Alexandra Terrace should not be designated as Local Green Space in the plan, as they already have church protection

### 4. Sustainability

There was some general interest in developing a tree planting scheme with the community working with local land owners on tree planting for carbon capture and flood reduction.

### 5. Historic and built environment

A short questionnaire was handed out and 12 people completed the questionnaire. The full report is provided in the feedback from community consultation event on 15 February 2020 document on the Neighbourhood Plan website – [haydon-bridge.co.uk/community-plan.php](http://haydon-bridge.co.uk/community-plan.php)

The questions from the questionnaire are provided below together with the most popular responses

1. Which features (built or natural) make the village an attractive place to live? How are they important to the character of the village and its surrounding area?

- Rural character, beautiful landscape environment, especially the river
- Community spirit and friendliness
- The old bridge, centre of the village, church all provide character and history



- The river and riverside walks and views
- The ability to quickly and easily escape to unspoilt areas of the countryside
- The schools and range of community facilities and access to shops for a village of this size
- Transport links and access to travel through train service and station
- Local events (e.g. beer festival; new year's eve fireworks; Haydon Hundred cyclo sportif);
- The green space and recreation sites
- The compact nature of the village and the proximity to open countryside (the settlement framed by the valley sides)
- Proximity of World Heritage Site (Hadrian's Wall); National Park and N Pennines
- The comparative affordability of housing (which probably contributes to the varied and interesting demography)

2. Are there any areas which are particularly representative of local character and could inform future development? In relation to the conservation area, what criteria should be used when considering house alterations, extensions etc.?

- Developments to existing properties should also respect the streetscape – 2
- Emphasis must be on quality and type of materials, massing/scale/proportion rather than modern v vernacular. Modern design can be good within a conservation area provided it utilises quality materials in a sympathetic way.
- Conservation area: strict attention needed to e.g. window/door design, scale, consistency of materials etc
- Development should respect their surroundings. Good examples are Old Foundry Court and the Anchor Garage developments. Developments such as the Showfield, whilst possibly meeting a need do NOT respect the built or natural environment in either scale or appearance
- The Old Bridge, historic environment N and S of the river, compact buildings, sense of enclosure
- Upland views N and S of the valley sides

3. How do you understand the relationship between the village and the surrounding countryside? How is it used for recreation and if so which areas are especially important?

- The village sits beautifully in the landscape, which makes it very special – there is fantastic countryside around for walking/cycling (NNPA/AONB etc) and great historical and industrial sites to see – also fantastic nature with SSI's and nature reserves such as Tony's Patch
- The ability to quickly and easily escape to unspoilt areas of countryside is very important. We are very lucky to live within such a varied and beautiful Parish. For example the Haydon Hundred is enjoyed by cyclists from far and wide as the scenery and topography is so magnificent.
- The countryside is an essential aspect of the village, especially in its visibility and proximity. Over development of the valley sides would compromise this.

- Access to historic sites and heritage within 10 miles: Roman, medieval; industrial) should be treasured – can use facilities in Haydon Bridge as a hub
- Traditional pursuits such as fishing, walking, cycling and hunting (within the law).
- There are a wide range of other recreational pastimes, sporting and otherwise, such as junior rugby, bowling, dancing, book club, music, art and nature clubs, many supported by community buildings and schools
- Views should be accessible to all without more housing blocking views
- River is particularly important
- Walking ‘Great walking country but not enough circular off-road paths.
- Cycling - Cycle path to Hexham would be a great improvement
- Parking provision
- Doorstep Green Park and other play areas are a great asset
- It struggles a bit to connect to the surrounding countryside – no public transport to N and S. Links to Hadrian’s Wall and the Sill would be good

4. Can you help us identify locally valued views and landmarks?

- Views to and from St Cuthbert’s Church and the war Memorial over the village - from Church Street and from N Bank
- Perspectives on village from North Bank, Old Church, above Shaftoe School
- Views from Lands End Road looking east to the village
- View from New Alston/Chesterwood crossroads to Cold Fell and Cross Fell in Cumbria, HILLS IN County Durham, and Cheviot to the north
- Springwood
- Threepwood to Langley path views; Stublick Chimney views to some mines
- Old and new bridges and views from them 360 degrees
- Riverside views and riverside walks
- Views over the village from Tofts Farm and Haydon Old Church
- Views from the top of Lowgate Bank looking west over the village and river
- View to Roman wall/Housteads from Chesterwood/New Alston
- Views from around Langley Castle
- Views from the field above Shaftoe School

5. How well does the layout of existing streets function for their intended purpose – e.g. do main streets provide parking and access to shops and services, is there space for cyclists?

- Much better since by-pass and we have now got one village again
- In principle adequate, but capacity is limited and absence of car park (off road) would be problematic if the village expanded significantly
- With toleration from road users the main streets, though occasionally crowded, suffice
- Village parking a major problem which impacts on everything else; need more off road parking; very little parking for shops and pubs which makes using them difficult. Shops are vital to keep the heart of the village
- Use the triangle of land west of Innerhaugh for parking for commercial vehicles that fill up many places in the village
- Parking is generally available but could be improved if business vehicles parked to the rear of their premises

- No, really need proper cycle parking provision and ebike and car charging points
- Difficult to cycle through – too much parking on pavements e.g. John Martin St

6. How well does pedestrian circulation work in and around the village? How adequate is footpath provision?

- Generally okay if clear of dog mess
- In general, very well. Footpaths are adequate and well maintained and roads are safe to cross.
- Reasonable well I would say although some of the back roads/paths are in poor condition for the more infirm of the community.
- Adequate in the village centre, patchy outside.
- Not enough dropped kerbs; uneven pavements
- Seems to be ok on the main streets. Can't speak for residential areas
- Need more or re-opened footpaths to create circular walking routes and enjoyment of river banks
- Footpaths are ok except when cars are parked on them

7. When new housing developments are planned for the village, what criteria are important to you? Eg location, appearance, vehicle access and car parking, affordability?

- Location – must not breach the settlement boundary unless clear community need for housing and community approval
- The Pennine character of the village should be preserved. Swathes of red brick in a sandstone environment compromise its character. In a conservation area, what can be seen from it, especially up the valley sides, is as crucial as the townscape within. We must resist suburbanisation
- There may be a need for affordable homes for rent, but otherwise the village is in danger of overdevelopment. None of the new developments have added services or facilities (beyond small playgrounds).
- There is an oversupply, which means the housing market has gone stagnant. Single person housing is only housing needed. Now young people leave the village which spoils balance/age range
- More affordable homes and more low carbon homes
- Affordable housing is crucial to our community.
- Accommodation for both young families and single people of any age must be available as should opportunities to downsize for older households
- All new building in the parish should be to Passivhaus standard or better.
- NCC and the PC should not be shy about the use of novel and innovative house designs, materials and construction methods.
- New housing should not be at the expense of public space
- It is important that sewage/drainage is adequate to take new housing

8. What key issues are faced by residents in relation to proposed new developments in the village, whether retail, business or housing?

- Many new residents do not use the village as they travel out of the village for everything; Insufficient facilities (retail) to keep £s in the village
- The village still has services and local tradespeople – makes it a vibrant hub

- There has been very little recent business or retail development, and little or no new space allocated for such.
- Village character must be retained. Haydon bridge is not a town, and the discourse must not slide into making urban/suburban/dormitory town
- Houses are often offered to non locals making being able to stay in Haydon Bridge more difficult
- Increase in housing brings an increase in parking and cars. This will only reduce if significant improvements are made to public transport and cycle routes.
- Drainage from inadequate water management systems, sewers and drains

9. What facilities are needed in addition to those already present? How would they benefit residents, visitors and those who work in the village?

- Better public transport; better train links to and beyond Hexham to Newcastle
- More parking for car and bike; and Bike path to Hexham
- More EV charging points
- A café/tea room
- Provide swings on the Showfield for kids
- More youth facilities and more activities for children – stay and play
- Need to draw people to the village e.g. via a farmers market and craft stalls
- The village needs ‘destination’ shops and attractions aimed at visitors

10. Are global challenges such as climate change, use of fossil fuels and greenhouse gas emissions important to you?

- Yes very important – life or death in fact; the most important
- Vital! The changes that are already apparent are merely the earliest hints at what is to come in the centuries ahead. Most people appear oblivious or in denial. Today’s planning needs to be for the generations unborn
- Yes but I am unsure just how much the Parish can do in this regard as resources are small. We need County Council buy-in as well as Government in order to make a proper impact.

11. What do you think we could do as individuals and as a community to respond to these challenges?

- Urge that these be built into all planning applications, whether for homes, shops or businesses.
- Small changes by everyone would combine to give required improvements and be affordable – insulation/water butts/recycling/slow water course flow
- Encourage local debate about how concerted activity could be encouraged
- Avoid needing to use the car to get to work; more work in village
- Make existing property to become less dependent on fossil fuels and more energy efficient; all new developments should be carbon neutral
- Could HB develop community electricity?
- Roadside charging points; and electric car share club
- Dispose of waste properly (e.g. glass)/
- Better recycling facilities in the village and local shops
- Banning single use plastic in shops

- Walk and use public transport if possible - 2
- Plant trees; and maintain and enhance green space

12.What could the village do to help YOU be more sustainable?

- Engage with relevant authorities to achieve better public transport at reasonable costs; more frequent trains and buses, with a better fare structure
- Better bike routes for work, NOT just leisure; and better facilities for cyclists
- Convert more parish land to trees
- Consider creation of cycle and walking routes for residents and tourists e.g. to Hexham, Bardon Mill, along the river in both directions.
- Provide alternatives to car use and ownership
- Get council to provide food waste collection
- Better recycling facilities
- Electric charging points
- Power generation
- Prevent energy providers penalising parishioners for not having gas – so limited opportunities to get good prices
- Setting up of food co-ops to bulk buy between groups
- Advice on grants for energy efficiency
- Local car boot sale would help the landfill system. Also swap days where no money needed – you barter to exchange items

## Appendix 11 November 2020 household and business surveys

### Haydon Parish Council



### Household and Business Surveys for the Haydon Neighbourhood Plan

November 2020

### ***THIS IS YOUR PARISH: HAVE YOUR SAY NOW***

Dear residents and business owners

The Parish Council is developing a **Neighbourhood Plan**, which once approved by the community and the County Council will become a formal part of planning policy for our Parish.

Once adopted, it will be used to make decisions on planning applications. For example, anyone wishing to build houses in the Parish will be expected to accord with the policies within it. That is why it is so important to make sure we reflect **YOUR** needs and views. The Neighbourhood Plan will also include a set of community actions, that will sit alongside the policies.

In January we carried out a Housing Needs survey, which helped us understand the housing needs of local people – more affordable housing, starter homes and suitable homes for older households to downsize. This is now being developed into a full Housing Needs Assessment. Thank you for your helpful responses.

Despite the Covid-19 restrictions, members of the Steering Group have also been developing other parts of the plan, including work on:

- Areas of Local Green Space to protect
- Transport, footpaths, bridleways and cycle routes
- A Design Code, now completed, to inform future developments in the Parish and make clearer what we do and do not want
- An audit of community facilities and services
- Work on a tree planting initiative to reduce future flood risk



We shared ideas with local residents on these issues at our consultation event in February in the Community Centre – see our website for more details on this [www.haydon-bridge.co.uk](http://www.haydon-bridge.co.uk).

Now, we need **your views** as local residents and businesses on the following issues:

- About living in the Parish
- Employment, business and broadband
- Sustainability, including how we heat our homes in the future
- Community facilities and services
- Natural environment
- Mobility and transport

There are two short surveys to complete – one for **all households** and one for **all businesses**, including any new business you might be setting up.

The survey findings will be published on the Haydon Bridge website and will be used to develop the Neighbourhood Plan, which you will be consulted on. All survey data is held in line with the Parish Council's Privacy Statement.

Please return the completed questionnaires by **Friday 20 November**.

Please either, complete the surveys online. For household survey at: <https://forms.gle/tbDdDuqSUE5aJREk9>

For business survey at: <https://forms.gle/qo6WqgfbCDHiaw3P8>

Copy and paste the links into the top left hand corner of your web browser.

- Or leave the completed surveys in the envelopes provided in the boxes at Claire's Newsagents or the Haydon Bridge Co-op
- Or post them to: Mrs C McGivern, Parish Clerk, Belmont, Haydon Bridge, Hexham, NE47 6HD

If more than one person in a household wants to complete a survey, then please do so using the online links. If you require an additional paper copy of either survey, please contact Peter Fletcher, who is co-ordinating the survey work, at [peterfletcher32@gmail.com](mailto:peterfletcher32@gmail.com) or call 07968 488521. Thank you for responding.

Yours faithfully



Esmond Faulks  
Chairman, Haydon Parish Council

15 10 20

## Haydon Parish Neighbourhood Plan HOUSEHOLD SURVEY

*Alternatively, complete this survey online at: <https://forms.gle/tbDdDuqSUE5aJREk9>*  
Copy and paste the link into the top left hand corner of your web browser

### About you

#### Q.1 Where in Haydon Parish do you live? (Tick relevant box)

Haydon Bridge ☐ Langley ☐

Other (e.g. Chesterwood), please state: .....

#### Q.2 What is your age (Tick whichever applies)

16-24 ☐ 25-44 ☐ 45-64 ☐ 65-74 ☐ 75+ ☐

### About living or working in Haydon Parish

#### Q.3 What do you like most about living in Haydon Parish? (Tick all that apply)

Close to family and friends	<input type="checkbox"/>
Village/community unity of spirit	<input type="checkbox"/>
Access to major routes/good transport links	<input type="checkbox"/>
Green spaces and walks in and close to the village	<input type="checkbox"/>
Lovely countryside and wildlife	<input type="checkbox"/>
History and heritage of area	<input type="checkbox"/>
Close to place of work	<input type="checkbox"/>
Local shops and services	<input type="checkbox"/>
Community facilities	<input type="checkbox"/>

Other (please state): .....

#### Q.4 What could be improved?

Answer: .....  
.....  
.....



15 10 20

**Q.5 Looking forward 10 years, what kind of place would you like Haydon Parish to become? (Tick up to 5)**

Self sufficient	<input type="checkbox"/>	Tranquil	<input type="checkbox"/>	Safe	<input type="checkbox"/>
Accessible	<input type="checkbox"/>	Friendly	<input type="checkbox"/>	Traditional	<input type="checkbox"/>
Affordable	<input type="checkbox"/>	Unchanged	<input type="checkbox"/>	Vibrant	<input type="checkbox"/>
Attractive	<input type="checkbox"/>	Prosperous	<input type="checkbox"/>		

Other: .....

**Communication and Broadband access**

**Q.6 For what purpose do you use the internet? (Tick all that apply)**

Social contact / friends and family	<input type="checkbox"/>	Business	<input type="checkbox"/>	Working from home	<input type="checkbox"/>
-------------------------------------	--------------------------	----------	--------------------------	-------------------	--------------------------

Other: .....

**Q.7 Is the speed of your broadband a limiting factor of your internet use?**

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

**Employment**

**Q.8 What is your employment status? (Tick whichever applies)**

Full time employment	<input type="checkbox"/>	Retired	<input type="checkbox"/>
Part-time employment	<input type="checkbox"/>	Student	<input type="checkbox"/>
Self-employed	<input type="checkbox"/>	Other: .....	

**Q.9 If you are in employment do you work in Haydon Parish?**

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

***If you are self-employed / run a business or are looking to set up a business based in Haydon Parish, please complete the business survey as well as this household survey. The online link is: <https://forms.gle/qo6WqgfbCDHiaw3P8>***

***Copy and paste the link into the top left hand corner of your web browser***

15 10 20

**Q.10a Should the Neighbourhood Plan seek to allocate land for business use?**

Yes ☐ No ☐

**Q.10b If yes, should the Neighbourhood Plan seek to allocate land for any of the following business uses? (Tick all that apply)**

Manufacturing/light industrial Units ☐ Tourism ☐  
Shops and retail ☐ Offices ☐  
Starter units ☐ Other: .....

**Sustainability**

**Q.11 How do you currently heat your home? (Tick all that apply)**

Oil ☐ Liquid gas ☐  
Electric storage ☐ Solar thermal ☐  
Solid fuel - wood ☐ Solar panels ☐  
Solid fuel - oil ☐ Other: .....

**Q.12 Taking account of the planned shift away from oil and solid fuel, do you support the development and use of any of the following energy sources on either a domestic or large scale basis in the Parish?**

	Support for domestic purposes (Yes / No)	Support for larger scale scheme (Yes / No)
Solar power		
Wind turbines		
Air source heat pumps		
Ground source heat pumps		
Biomass schemes		

**Q.13a Would you support the development of a community tree planting scheme to mitigate flooding and support carbon capture?** Yes ☐ No ☐

**Q.13b If yes, would you be prepared to help with tree planting?** Yes ☐ No ☐

**Q. 13c If yes, would you be prepared to loan or gift land for tree planting?** Yes ☐ No ☐

15 10 20

### Community facilities and services

**Q.14 Which of the following community facilities and services are important to protect?** (Tick up to 10)

Community Centre/village hall	<input type="checkbox"/>	Post office	<input type="checkbox"/>
Library/tourist information point	<input type="checkbox"/>	Butchers	<input type="checkbox"/>
Wider retail offer (e.g. farm care, clock repair, gifts)	<input type="checkbox"/>	Churches	<input type="checkbox"/>
Pubs / clubs / restaurants	<input type="checkbox"/>	Pharmacy	<input type="checkbox"/>
Nursery / play group	<input type="checkbox"/>	Supermarket	<input type="checkbox"/>
Garage / car repair	<input type="checkbox"/>	Takeaways	<input type="checkbox"/>
Visitor accommodation / hotels	<input type="checkbox"/>	Care home	<input type="checkbox"/>
Primary school	<input type="checkbox"/>	High school	<input type="checkbox"/>
Other: .....	<input type="checkbox"/>	GP surgery	<input type="checkbox"/>

**Q.15 Are there any gaps in community facilities and services that you would like to see filled?** (Tick all that apply and add comments)

For children	<input type="checkbox"/>	For young people	<input type="checkbox"/>
For adults	<input type="checkbox"/>	For older people	<input type="checkbox"/>
Indoor gym	<input type="checkbox"/>	Outdoor gym equipment	<input type="checkbox"/>
Café	<input type="checkbox"/>	Community learning	<input type="checkbox"/>
Saturday market	<input type="checkbox"/>	Newsagent	<input type="checkbox"/>
Church hall	<input type="checkbox"/>	Other (please state): .....	<input type="checkbox"/>

Comments: .....

.....

### Natural Environment

**Q.16 Are there areas within the Parish that you particularly value for their landscape characteristics (e.g. lovely views, place to walk, habitat)?** Please name each area and say how you use it and why it is important to you.

Answer: .....

.....

15 10 20

**Q.17 Are there any areas within the Parish that you particularly value for their wildlife? Please name each site and say how it is important for wildlife.**

Answer: .....

**Q.18a Would you support the development of community spaces to enhance the natural environment, mitigate the impacts of climate change, support sustainability or provide learning**

Yes ☐ No ☐

**Q.18b If yes, would you be prepared to loan or gift land?**

Yes ☐ No ☐

**Q. 18c Which types of projects would you support?**

(Tick all that apply)

	Support	Would like to get involved
Community orchard	<input type="checkbox"/>	<input type="checkbox"/>
Smallholding to grow food to sell locally	<input type="checkbox"/>	<input type="checkbox"/>
Habitat creation projects e.g. wildlife pond	<input type="checkbox"/>	<input type="checkbox"/>
Other (please state): .....	<input type="checkbox"/>	<input type="checkbox"/>

#### Mobility and transport

**Q.19 Road traffic - Would you support the development of any of the following?**

(Tick all that apply and add comments)

Additional car parking ☐ Electrical charging points for cars ☐  
Car sharing club ☐ Other (please state): ..... ☐

Comments: .....

**Q. 20 Is there a need for enhanced public transport and if so what?**

Answer: .....

**Q. 21 How important to you are Active Travel Routes? (This does not include journeys for only recreational or social use. It covers schools, shops, work, services and transport hubs. It can also include use of electric wheelchairs or mobility scooters.)**

Very important ☐ Quite important ☐ Not important ☐



15 10 20

**Q.22 Footpaths, byways and bridleways. Would you support the following?**

*(Tick all that apply and add comments)*

Alteration/development of footpaths for use by disabled people or parents with pushchairs

☐

New links to connect footpaths, byways and bridleways

☐

An 'adopt a footpath' scheme by groups of local residents

☐

Other (please state): .....

☐

Comments: .....

**Q.23 Cycling. Would you support the following? *(Tick all that apply and add comments)***

Use of cycling routes within the parish

☐

Development of new cycle paths east and west to connect to Hexham and Haltwhistle

☐

Secure cycle parking within the village

☐

Other (please state): .....

☐

Electric bike charging points in the village

☐

Comments: .....

**Q.24 How far do you travel? *(Tick all that apply)***

	N/A	Less than 5 miles	5-10 miles (Hexham / Haltwhistle)	Over 10 miles
To get to work	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
To do main shopping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

**Q.25 What mode of transport do you mainly use? *(Tick all that apply)***

	N/A	Walk	Car	Bus	Train	Bicycle
To get to work	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>
To do main shopping	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>	<input type="checkbox"/>

Thank you for taking the time to complete this survey. Please return your completed survey by **Friday 20 November 2020** via Claire's Newsagents or the Co-op or post to: Mrs C McGivern, Parish Clerk, Belmont Lodge, Haydon Bridge, Hexham NE47 6HD

Name: .....

Email: .....

Phone: .....

Contact Preference: .....

Are you happy to be contacted in the future to follow up any points on this survey or to discuss other Neighbourhood Plan activity?

**YES / NO**

15 10 20

## Haydon Parish Neighbourhood Plan BUSINESS SURVEY

Alternatively, complete this survey online at: <https://forms.gle/qo6WqofbCDHiaw3P8>  
Copy and paste the link into the top left hand corner of your web browser

### Section 1. About your current business or new business you want to set up

1. Name of your business			
2. What does / will your business do?			
3. How many years has your business been operating? When will it start if new?			
4. Number of employees	You as Director/sole trader:		
	Other employees Full time:		
	Other employees Part time:		
	Total:		
5. What percentage of your employees live in the Parish?			
6. What percentage of your customer base is / will be: (Put a percentage against all that apply)	Local (South/North Tyne Valley)		
	Regional (North East)		
	National		
	International		

### Section 2. Your current premises or premises of business you will set up

7. Do you / will you work from home?	
8. Do you / will you have separate business premises in the Parish? <i>If yes, please provide details.</i>	YES / NO Type of premises (e.g. shop, industrial unit, office):  Address:
9. How well do your current business premises meet your space requirements?	
10. Do you expect to need alternative or additional premises in the Parish in the next 5 years? <i>If yes, please explain (e.g. larger office, industrial unit or storage)</i>	YES / NO

**Section 3. Other business issues**

11. Is the speed of your broadband a limiting factor for your business?	YES / NO
12. What are the challenges for the future establishment or development of your business?	
13. How can the Parish Council support the retention, development or growth of businesses in the Parish? (Tick all that apply)	Promote a business forum
	Develop planning policies that support different types of business development in the Parish
	Support the development of a business hub (this could be shared offices or shared business support services)
	Other - please specify
14. Should the Neighbourhood Plan seek to allocate land for business use?	YES / NO
15. If Yes to Q.14 should the Neighbourhood Plan seek to allocate land for any of the following business uses? (Tick all that apply)	Manufacturing/light industrial Units
	Shops and retail
	Starter units
	Tourism
	Offices
	Other (specify)

*Thank you for taking the time to complete this survey. Please return your completed survey by **Friday 20 November 2020** via Claire's Newsagents or the Co-op or post to: Mrs C McGivern, Parish Clerk, Belmont Lodge, Haydon Bridge, Hexham NE47 6HD*

Name: .....

Email: .....

Phone: .....

Contact Preference: .....

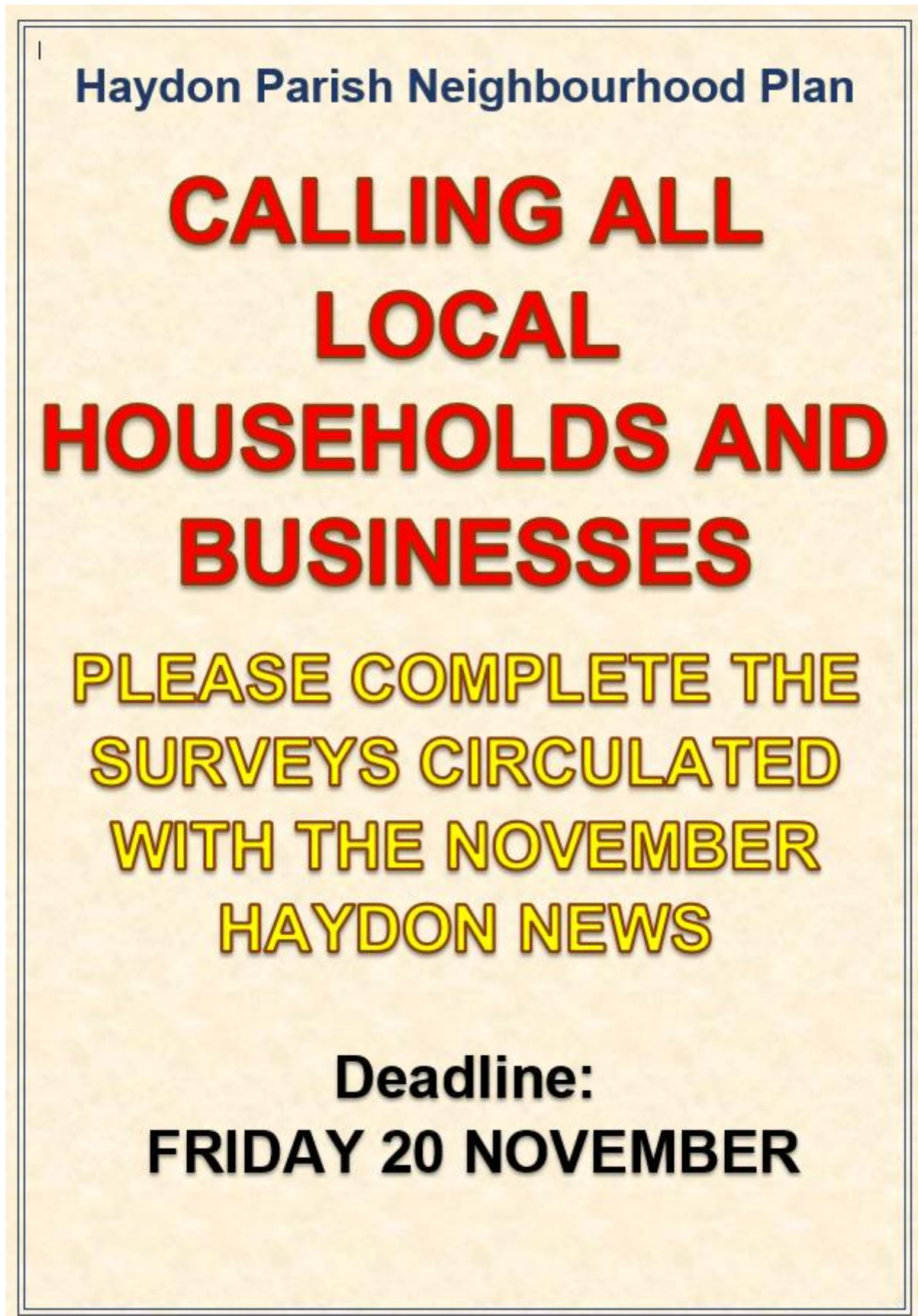
*Are you happy to be contacted in the future to follow up any points on this survey or to discuss other Neighbourhood Plan activity?*

**YES / NO**



**Appendix 12**

**Poster advertising household and business surveys**





## Appendix 13      Examples of Facebook posts regarding household and business surveys

Are you a business which operates in Haydon Bridge? Even if just now and then, or if you are working from home, or if you would like a stronger base in the village?

Are you someone who is thinking of setting up a business in Haydon Bridge?

It would be fabulous if you could fill in this business survey as part of the Neighbourhood Plan. The more information we have, the more useful the plan will be for all of us.

If you would rather have a paper version and haven't got one yet, leave a message here and we'll get one to you.

Here is the link to do it online:

<https://docs.google.com/.../1FAIpQLSf9uESzBYe.../viewform...>

thanks!

ps - this is *in addition* to the household survey, if you live here too.

Siobhan facebook, Haydon Bridge Matters Nov 11 2020

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We would be very grateful if you could please take time to complete the Haydon Bridge Neighbourhood Plan Householder survey. The information you provide is vital to us and, of course, if you don't respond then please don't complain if the plan does not reflect your views!!

You should have received a paper copy with your HB News but you can also complete it online:

<https://docs.google.com/.../1FAIpQLScXnmjf2QU.../viewformyou> might find this easier given the current "lockdown" .

Thank you very much.

James Ritchie Facebook HB Matters 10 Nov 2020

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Please do respond to this survey. It's very important.

### **Haydon Parish Neighbourhood Plan**

Work on the plan is progressing well. Once approved by the community and the County Council it will become a formal part of planning policy for our Parish. The Neighbourhood Plan will also include a set of community actions, that will sit alongside the policies.

**NOW HAVE YOUR SAY - RESPOND TO THE HOUSEHOLD AND BUSINESS SURVEYS BEING CIRCULATED TO EVERY HOUSEHOLD WITH THE NOVEMBER HAYDON NEWS.**

**PLEASE RESPOND BY THE DEADLINE OF FRIDAY 20 NOVEMBER**

If you want to respond online:

For household survey click [HERE](#)

For business survey click [HERE](#)

If preferred, drop paper responses into the boxes at either **Claire's** newsagents or the **Co-op**

The **Neighbourhood Plan** details are [HERE](#)

Siobhan Facebook Nov 9 2020

---

Thank you to everyone who has replied to the business survey for the Neighbourhood Plan.

If you have not yet had your say as to how you want the community in which you work - or would LIKE to work, you have until Tuesday next.

Your replies are very much appreciated and useful.

If you would like a paper copy, post on here. Otherwise, here is a link to do it online:

Siobhan – Facebook Haydon Bridge Matters – 18 Nov 2020

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**SURVEY EXTENDED UNTIL TUESDAY 24TH!**

Please do take the time to fill in the survey. Your opinion matters.

**Haydon Parish Neighbourhood Plan**

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If preferred, drop paper responses into the boxes at either **Claire's** newsagents or the **Co-op**

The **Neighbourhood Plan** details are [HERE](#)

1Michael Sadgrove

Steven Ford 19 Nov

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Please do respond to this survey. It's very important.

**Haydon Parish Neighbourhood Plan**

Work on the plan is progressing well. Once approved by the community and the County Council it will become a formal part of planning policy for our Parish. The Neighbourhood Plan will also include a set of community actions, that will sit alongside the policies.

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For household survey click [HERE](#)

For business survey click [HERE](#)

If preferred, drop paper responses into the boxes at either **Claire's** newsagents or the **Co-op**

The **Neighbourhood Plan** details are [HERE](#)

Steven Ford Nv 6 2020 Facebook Haydon Bridge Matters

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## Appendix 14 Household and business survey summary report

30 January 2021

### **Haydon Parish Neighbourhood Plan - Summary findings from the November 2020 Household and Business surveys**

#### **Introduction**

As part of the work to build the evidence base for the Haydon Parish Neighbourhood Plan, questionnaires for a household survey and separate business survey were delivered to every household and known business in the Parish along with the November 2020 issue of the Haydon News. Both surveys were also available for completion online.

The parish council is delighted with the level of response received to the household and business surveys and would like to thank everyone who responded. We received 173 responses (17%) to the household survey and 28 responses to the business survey. The full survey results of each survey, as well as other information on the development of the Neighbourhood Plan, are available on the parish website <http://www.haydon-bridge.co.uk/community-plan.php>

This report provides a summary of the key findings from both surveys.

#### **Household survey**

86% of respondents live in Haydon Bridge and 14% in other parts of the Parish. Although those responding were slightly skewed to older age groups there was still a wide age spread of respondents - 44% of respondents were aged 65+ and the remaining 56% aged from 16-64.

#### **Living and working in the parish**

The top 5 things people value about living in the parish are:

- Lovely countryside and wildlife
- Local shops and services
- Green spaces and walks close to the village
- Access to major routes/transport links
- Village/community unity of spirit

Generally people feel that Haydon Parish is a great place to live. Nobody said that Haydon Parish is not a good place to live.

By far the biggest area for improvement relates to more and better parking, damaged roads, traffic speed and better road signage. Other areas for improvement relate to: shops and services (in particular a café/coffee shop); better community provision for younger and older people; better access to high school facilities out of hours; and improving the general appearance of the village.

The kind of place residents would like Haydon Bridge to be in 10 years' time, is: friendly; safe; attractive; affordable; tranquil; and accessible.

94% use the internet for social contact; followed by 43% working from home – speed of broadband was a limiting factor for one third of respondents (same level in business survey).



30 January 2021

In terms of employment: 51% are retired; 26% in full-time and 16% in part-time employment. 14% of people in work are self employed. Just over a quarter of people in employment work in the parish, highlighting the importance of the local economy.

There is a high level of support (nearly 71%) for the Neighbourhood Plan seeking to allocate land for different types of business use (similar level of support in the business survey).

### **Sustainability and the Natural Environment**

As a Parish we are very reliant on fossil fuel (more than 70% of households - 58% on oil and 13% on liquid gas. There is a very positive attitude to developing renewable energy, but a big knowledge gap about renewable energy options e.g. air source heat pumps.

There is strong support for other environmental initiatives, including: community tree planting scheme (including help with planting, and gifting/loaning land) and community orchard; small-holdings and habitat creation projects (e.g. wildlife ponds); and enhancing wildlife corridors.

The riverside area is the most valued area to residents from both wildlife and landscape points of view. Other areas are valued too including Haresby Lonnen; Tony's Patch and Springwood/Threepwood.

### **Community facilities and services**

All community facilities and services are viewed as important to protect. The top ones selected are: newsagents; GP surgery; pharmacy; post office; garage; community centre/village halls; supermarket; pubs/clubs/restaurants; schools; butchers; library; churches.

By far the biggest gap identified is a café/coffee shop, followed by facilities and services for young people, a Saturday market, an indoor gym (also support for outdoor gym facilities), community learning, and facilities for older people.

### **Mobility and transport**

Over two-thirds of residents like Haydon Bridge's good transport systems/links to major routes. The main issues for improvement are: lack of and unsuitable parking; dualling the A69; better cycling routes within the parish and cycling routes to other centres (e.g. Hexham); better train services. 41% said they would like Haydon Bridge to be more accessible – easier for people with limited mobility to get around.

Other initiatives people would like to see are: electric charging points; car sharing; active travel routes (to school/work/service hubs); and better maintenance and accessibility of footpaths, including an 'adopt a footpath scheme'.

30 January 2021

**Business survey**

The 28 responses covered a wide range of businesses (some based outside the parish), with: 70% working from home; and 20% having separate business premises. About half are single person businesses; others have between 2 and 10 employees. The customer base is mainly local or regional, but there is a proportion of national and international as well.

There are a range of challenges faced by local businesses including: premises (1 in 5 will new or additional premises in the next 5 years); parking; external factors such as Brexit and Covid; sustainability and funding; and lack of time to market and scale up.

The main ways in which the Parish Council can support business retention are: promotion of a business forum (businesses indicated interested in talking and working with each other); developing planning policies that support different types of business development in the parish, including allocating land for business use; and supporting the development of a business hub.

**Next steps**

The key task, which we expect to complete in spring 2021, is to prepare a draft Neighbourhood Plan. This will be based on community feedback, including the findings of this survey and the business survey, and other evidence gathered for the plan. The plan will include both planning policies which will guide future development, and community actions for other issues for which formal planning policies are not required. The Parish Council will consult the community on the draft plan when it is published.

## Appendix 15      Summary of engagement with children and young people

Additional consultation was undertaken in December 2020 and January 2021 to find out more about the views of young children and younger people living in the Parish. This additional consultation reinforced the feedback from earlier public consultation and did not raise any additional issues to add into section 3 of this report. Responses were received from the Cubs and Scouts and from parents of children at the Primary School and are set out below.

### Feedback from Cubs and Scouts

In total 6 cubs replied, although not everyone answered every question:

What do you like about growing up in Haydon Bridge and the surrounding area?

- The long walks we can take;
- The ducks down by the river;
- The lack of light pollution.

What facilities do you use in the village/local area?

- Play areas - The park;
- “The Bridge” in the library;
- Sports facilities - football ground;
- Other facilities - The coop, Claire’s shop, Pharmacy, Butchers.

*Do you make use of the countryside around Haydon Bridge for walking, cycling or any other activities – where do you go and what do you do?*

- Bike ride to Spa Well;
- Walk down from Elrington to the village

*Are there any other facilities/services you would like to see in the village/local area that we do not currently have?*

- Café/bakery;
- Cycle path – this idea came from one person saying she liked riding to Spa Well and agreed that she liked being on the path. because she felt safe as it is a path and not on the road beside the cars;
- McDonalds.

### Feedback from Shaftoe Wise Primary School

The school secretary sent out a questionnaire to parents and got 5 replies.

*What do you like about growing up in Haydon Bridge and the surrounding area?*

- Small village but good facilities;
- Safety and silence;
- Not much crime and beautiful surroundings;
- Lots of friends close by;
- Scouts

*What facilities do you use in the village area?*

- Scouts (1);
- Play areas (4);
  - Riverside (4);

- Doorstep green (4).

*Do you make use of the countryside around HB for activities e.g. walking, cycling ?*

- Yes ()
- No (1)
- - Yes - walking to the Old Church and Threepwood.

*Are there any other facilities in the village that we need and don't currently have?*

- Soft play (1);
- Bike track(1);
- More activities for children (1);
- Inclusion for everyone (1);
- Educational sessions(1).

*How important is climate change to you as a young person, and should it be a priority in the Plan?*

- Not a first priority(1);
- We need to preserve our green spaces(1);
- Very important and should be a priority(1);
- Yes (2).

*Are there any other priorities that should be in the Plan?*

- More for kids in the village (1);
- More road crossings (1).

## Appendix 16 Pre-submission consultation - Hexham Courant article





## Appendix 17      Pre-submission consultation – letter to consultation bodies

02 August 2021

Dear Consultee

**Haydon Parish Neighbourhood Development Plan  
Neighbourhood Planning (General) Regulations 2012: Regulation 14 consultation and publicity**

Haydon Parish Council, as a qualifying body for the purposes of neighbourhood planning for the Haydon Parish Neighbourhood Area, has completed the preparation of a pre-submission draft Haydon Parish Neighbourhood Plan.

You are identified by the Parish Council as a consultation body whose interests may be affected by the policies contained in the draft Plan. In accordance with the Neighbourhood Planning (General) Regulations, the parish council is therefore writing to consult you on the pre-submission draft and other supporting documents. Any comments you may wish to make about the Plan must be made in writing.

The regulations require that consultation must take place for a period of not less than six weeks starting on the date the draft plan is first publicised. Written representations **are therefore invited between Monday 2 August 2021 and 12 noon on Monday 27 September 2021**. This is a period of eight weeks, to allow additional time to comment on the draft plan as a result of the COVID-19 pandemic.

The draft plan and other supporting documents can be viewed on the Haydon Bridge website: [www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php).

Requests for printed copies of the Plan and supporting documents if you cannot access the plan online, or for an appointment to view the documents must be made either by email or by telephone. Email: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com) Phone: Peter Fletcher on 07968 488521.

Subject to Covid 19 restrictions, the parish council are planning to hold a drop in event on Saturday 28 August at the Haydon Bridge Community Centre, Ratcliffe Road, between 11am and 3pm where hard copies of the plan and supporting documents will be available.

There will also be an exhibition about the plan during the consultation period at St Cuthbert's Church, Church Street, Haydon Bridge, NE47 6JQ.

Representations may be made by in the following ways:

- Using the online form available at [www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php) (there is an additional response form for the community actions which are set out in Annex 1 of the draft plan);
- Using paper copies of the response forms available at Claire's newsagents

- By email to [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com); or
- By letter to: Haydon Parish Clerk, Haydon Parish Council, Belmont Lodge, Haydon Bridge, NE47 6HD.

The parish council would be pleased to receive any written representations you may wish to make on the draft plan and other supporting documents before **12 noon on Monday 27 September 2021**.

If you have any questions about this consultation, please contact Peter Fletcher from the Neighbourhood Plan Steering Group - email [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com) or phone 07968 488521.

Yours faithfully

A handwritten signature in black ink, appearing to read 'Esmond Faulks', written in a cursive style.

Esmond Faulks  
Chair, Haydon Parish Council

## Appendix 18      Pre-submission consultation – letter to other interested parties

### Haydon Parish Neighbourhood Development Plan Neighbourhood Planning (General) Regulations 2012: Regulation 14 consultation and publicity

I am writing to inform you that the Parish Council has completed work on preparing the Draft Haydon Parish Neighbourhood Plan. We are now required to formally publicise and consult on the Plan for a period of not less than six weeks. Consultation on the Draft Plan begins on **Monday 2 August 2021** and ends at **12 noon on Monday 27 September 2021**. This is a period of eight weeks, to allow additional time to comment on the draft plan as a result of the COVID-19 pandemic.

The draft plan and other supporting documents can be viewed on the Haydon Bridge website:  
[www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php).

Requests for printed copies of the Plan and supporting documents if you cannot access the documents online, or for an appointment to view the documents must be made either by email or by telephone. Email: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com) Phone: Peter Fletcher on 07968 488521.

Subject to Covid 19 restrictions, the parish council are planning to hold a drop in event on Saturday 28 August at the Haydon Bridge Community Centre, Ratcliffe Road, between 11am and 3pm where hard copies of the plan and supporting documents will be available.

There will also be an exhibition about the plan during the consultation period at St Cuthbert's Church, Church Street, Haydon Bridge, NE47 6JQ.

Representations may be made by in the following ways:

- Using the online form available at [www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php) (there is an additional response form for the community actions which are set out in Annex 1 of the draft plan);
- Using paper copies of the response forms available at Claire's newsagents
- By email to [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com); or
- By letter to: Haydon Parish Clerk, Haydon Parish Council, Belmont Lodge, Haydon Bridge, NE47 6HD.

The parish council would be pleased to receive any written representations you may wish to make on the draft plan and other supporting documents before **12 noon on Monday 27 September 2021**.

If you have any questions about this consultation, please contact Peter Fletcher from the Neighbourhood Plan Steering Group - email [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com) or phone 07968 488521.

Yours faithfully



Esmond Faulks  
Chair, Haydon Parish Council

## **Appendix 19      Pre-submission consultation – list of consultation bodies and other interested parties**



### **Neighbourhood Planning Advice Notes**

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#### ***Advice Note 2: Consultation Bodies***

1. This Advice Note is intended to help town and parish councils involved in neighbourhood planning activity to meet their obligations to publicise their proposals and to consult with a range of 'consultation bodies' defined in the relevant regulations. The Advice Note briefly sets out the background to requirements governing publicity and consultation about a neighbourhood plan; provides advice on good practice; then defines the 'consultation bodies' relevant to the neighbourhood area.
2. Regulation 14 (b) of The Neighbourhood Planning (General) Regulations 2012 requires that certain specified organisations known as 'consultation bodies' must be consulted by the parish council about their draft neighbourhood plan before the plan is submitted to the County Council. The names of the 'consultation bodies' are set out in Schedule 1 of the Regulations.
3. The consultation bodies comprise national, regional and local organisations. The contact details for current relevant national and regional consultation bodies for the neighbourhood area are identified in Appendix A to this Advice Note.
4. In addition to those national and regional organisations it will be necessary for the parish council to identify relevant local organisations which fall into all of the following categories:
  - voluntary bodies some or all of whose activities benefit all or any part of the neighbourhood area;
  - bodies which represent the interests of different racial, ethnic or national groups in the neighbourhood area;
  - bodies which represent the interests of different religious groups in the neighbourhood area;
  - bodies which represent the interests of persons carrying on business in the neighbourhood area; and
  - bodies which represent the interests of disabled persons in the neighbourhood area.

15 March 2021

5. Compliance with the Regulations is **essential** in preparing a neighbourhood plan. It is not a requirement to consult with the consultation bodies at all stages of plan preparation. However, it is good practice to:

- identify the consultation bodies at the start of the plan preparation process;
- maintain a database of consultation bodies (which may be in addition to other groups, businesses, organisations or individuals that the parish council may want to engage with or involve in plan preparation); and
- consult with the consultation bodies at every stage of engagement on the plan

6. The Regulations require that a 'consultation statement' is prepared and submitted with a neighbourhood plan when the plan is sent to the County Council. The consultation statement must:

- contain details of the persons and bodies who were consulted about the proposed neighbourhood development plan;
- explain how they were consulted;
- summarise the main issues and concerns raised by the persons consulted; and
- describe how these issues and concerns have been considered and, where relevant, addressed in the proposed neighbourhood development plan.

7. The requirement to comply with the Regulations means that it is good practice to consult with the consultation bodies throughout the process of plan preparation, record how that consultation took place, and demonstrate how comments raised have been addressed in the plan preparation process.

David English

Planning Manager, Neighbourhood Planning and Infrastructure

[david.english@northumberland.gov.uk](mailto:david.english@northumberland.gov.uk)

Tel: 01670 623619

15 March 2021



**Appendix A: Neighbourhood Plan Consultation Bodies for Haydon Parish Council**

**Neighbourhood Plan Consultation Bodies**

Consultation Body	Organisation	Contact
Local Planning Authority	Northumberland County Council	Neighbourhood Planning Team Email: <a href="mailto:neighbourhoodplanning@northumberland.gov.uk">neighbourhoodplanning@northumberland.gov.uk</a>
		David English (Planning Manager, Neighbourhood Planning and Infrastructure) Email: <a href="mailto:david.english@northumberland.gov.uk">david.english@northumberland.gov.uk</a>
	Northumberland National Park Authority	Email: <a href="mailto:planning@nnpa.org.uk">planning@nnpa.org.uk</a>
The Coal Authority	The Coal Authority	Planning and Local Authority Liaison Email: <a href="mailto:planningconsultation@coal.gov.uk">planningconsultation@coal.gov.uk</a>
Homes England	Homes England	Email: <a href="mailto:enquiries@homesengland.gov.uk">enquiries@homesengland.gov.uk</a>
Natural England	Natural England	Consultation Service Email: <a href="mailto:consultations@naturalengland.org.uk">consultations@naturalengland.org.uk</a>
The Environment Agency	The Environment Agency	Planning Consultations Email: <a href="mailto:planning.nane@environment-agency.gov.uk">planning.nane@environment-agency.gov.uk</a>
Historic Buildings and Monuments Commission for England	Historic England	Email: <a href="mailto:e-neast@HistoricEngland.org.uk">e-neast@HistoricEngland.org.uk</a>
Network Rail Infrastructure Limited	Network Rail Infrastructure Limited	<a href="mailto:townplanning.LNE@networkrail.co.uk">townplanning.LNE@networkrail.co.uk</a>
Highways England	Highways England	Asset Development Team Email: <a href="mailto:PlanningYNE@highwaysengland.co.uk">PlanningYNE@highwaysengland.co.uk</a>

Consultation Body	Organisation	Contact
Relevant Primary Care Trust	NHS Northumberland Clinical Commissioning Group	Email: <a href="mailto:norccg.enquiries@nhs.net">norccg.enquiries@nhs.net</a> Jamie Mitchell, Head of Commissioning, Estates and Premises, NHS Northumberland CCG Email: <a href="mailto:jamie.mitchell4@nhs.net">jamie.mitchell4@nhs.net</a>
Any person who owns or controls electronic communications apparatus situated in any part of the area of the local planning authority	Avonline	Email: <a href="mailto:info@avonline.co.uk">info@avonline.co.uk</a>
	British Telecommunications Plc.	British Telecommunications Plc, Openreach Newsites PP 4AB, 21-23 Carlisle Square, Newcastle CTE, Newcastle upon Tyne, NE1 1BB
	Briskona	<a href="mailto:enquiries@briskona.com">enquiries@briskona.com</a>
	CTIL (Acting on behalf of Vodafone and O2)	Cornerstone Telecommunications Infrastructure Limited, EMF Enquiries Email: <a href="mailto:EMF.Enquiries@ctil.co.uk">EMF.Enquiries@ctil.co.uk</a>
	EE	Alex Jackman, Corporate and Financial Affairs Department Email: <a href="mailto:public.affairs@ee.co.uk">public.affairs@ee.co.uk</a>
	Three	Jane Evans, Three Email: <a href="mailto:jane.evans@three.co.uk">jane.evans@three.co.uk</a>
	Virgin Media Limited	Virgin Media Limited, Unit 2, Network House, New York Way, New York Industrial Park, Newcastle upon Tyne, NE27 0QF  Virgin Media Limited (Head Office), 270 & 280 Bartley Way, Bartley Wood Business Park, Hook, Hampshire, RG27 9UP
	Wildcard Networks	<a href="mailto:info@wildcard.net.uk">info@wildcard.net.uk</a>
	Arqiva	<a href="mailto:community.relations@arqiva.com">community.relations@arqiva.com</a>
	Openreach	<a href="mailto:newsitereceptionedinburgh@openreach.co.uk">newsitereceptionedinburgh@openreach.co.uk</a>
Any person to whom the electronic communications code applies	CTIL (Acting on behalf of Vodafone and O2)	Email: <a href="mailto:EMF.Enquiries@ctil.co.uk">EMF.Enquiries@ctil.co.uk</a>
	EE	Alex Jackman, Corporate and Financial Affairs Department Email: <a href="mailto:public.affairs@ee.co.uk">public.affairs@ee.co.uk</a>

Consultation Body	Organisation	Contact
	Three	Jane Evans, Three Email: <a href="mailto:jane.evans@three.co.uk">jane.evans@three.co.uk</a>
Any person to whom a licence has been granted under section 6(1)(b) and (c) of the Electricity Act 1989.	Northern Powergrid	Northern Powergrid, Records and Information, Manor House, Station Road, Penshaw, Houghton le Spring, County Durham, DH4 7LA
	National Grid	Matt Verlander, Avison Young, on behalf of National Grid Email: <a href="mailto:nationalgrid.uk@avisonyoung.com">nationalgrid.uk@avisonyoung.com</a>  Spencer Jefferies, Town Planner, National Grid Email: <a href="mailto:box.landandacquisitions@nationalgrid.com">box.landandacquisitions@nationalgrid.com</a>
Any a person to whom a licence has been granted under section 7(2) of the Gas Act 1986.	Northern Gas Networks	Northern Gas Networks, 1100 Century Way, Thorp Business Park, Colton, Leeds, LS15 8TU
Sewerage undertaker	Northumbrian Water Limited	Katherine Dobson, Planning Team Leader <a href="mailto:katherine.dobson@nwl.co.uk">katherine.dobson@nwl.co.uk</a>
Water undertaker	Northumbrian Water Limited	Katherine Dobson, Planning Team Leader <a href="mailto:katherine.dobson@nwl.co.uk">katherine.dobson@nwl.co.uk</a>
Marine Management Organisation	Marine Management Organisation	Stakeholder & Networks Officer Email: <a href="mailto:consultations.mmo@marinemangement.org.uk">consultations.mmo@marinemangement.org.uk</a>
Adjoining local authorities	Bardon Mill Parish Council	Mrs Susan Saunders, Parish Clerk Email: <a href="mailto:Bardonmillparishclerk@gmail.com">Bardonmillparishclerk@gmail.com</a>
	Plenmeller with Whitfield Parish Council	Mrs Susan Saunders, Parish Clerk Email: <a href="mailto:plenmellerwithwhitfield@gmail.com">plenmellerwithwhitfield@gmail.com</a>
	Allendale Parish Council	Ms Helen Newsome, Parish Clerk Email: <a href="mailto:allendaleparishcouncil@outlook.com">allendaleparishcouncil@outlook.com</a>
	Hexhamshire and District Parish Council	Mrs Gaynor Scandle Email: <a href="mailto:Gaynor.scandle@yahoo.co.uk">Gaynor.scandle@yahoo.co.uk</a>

Consultation Body	Organisation	Contact
	Hexham Town Council	Mrs J C Kevan, Town Clerk Email: <a href="mailto:clerk@hexhamtowncouncil.gov.uk">clerk@hexhamtowncouncil.gov.uk</a>
	Warden Parish Council	Ms Claire Miller, Parish Clerk Email: <a href="mailto:clairemillerparishclerk@hotmail.co.uk">clairemillerparishclerk@hotmail.co.uk</a>
	Newbrough Parish Council	Mr R Macfarlane, Parish Clerk Email: <a href="mailto:clerk@live.co.uk">clerk@live.co.uk</a>
	Simonburn Parish Council	Mr R Macfarlane, Parish Clerk Email: <a href="mailto:clerk@live.co.uk">clerk@live.co.uk</a>
Voluntary Bodies some or all of whose activities benefit all or any part of the neighbourhood area		To be identified by the Parish Council
Bodies which represent the interests of different religious groups in the neighbourhood area		To be identified by the Parish Council
Bodies which represent the interests of different racial, ethnic or national groups in the neighbourhood area		To be identified by the Parish Council
Bodies which represent the interests of persons carrying on business in the neighbourhood area		To be identified by the Parish Council
Bodies which represent the interests of disabled persons in the neighbourhood area		To be identified by the Parish Council

Organisations, which have asked to be notified about neighbourhood plans in Northumberland	
The Theatres Trust	Mark Price (Planning and Heritage Adviser), The Theatres Trust, 22 Charing Cross Road, London, WC2H 0QL Email: <a href="mailto:mark.price@theatrestrust.org.uk">mark.price@theatrestrust.org.uk</a>
Sustrans	Sustrans, 2 Cathedral Square, College Green, Bristol, BS1 5DD Email: <a href="mailto:reception@sustrans.org.uk">reception@sustrans.org.uk</a>
National Farmers Union	Andy Stephenson, Planning, National Farmers Union, Agriculture House, 207 Tadcaster Road, York, YO24 1UD Email: <a href="mailto:andrew.stephenson@nfu.org.uk">andrew.stephenson@nfu.org.uk</a>
All Things Neighbourhood Planning	Ed Dade ( <a href="http://www.neighbourhood-planning.co.uk">www.neighbourhood-planning.co.uk</a> ) Email: <a href="mailto:info@neighbourhood-planning.co.uk">info@neighbourhood-planning.co.uk</a>
SSA Planning	Steve Simms <a href="mailto:steve.simms@ssaplanning.co.uk">steve.simms@ssaplanning.co.uk</a> Mark McGovern <a href="mailto:mark.mcgovern@ssaplanning.co.uk">mark.mcgovern@ssaplanning.co.uk</a>
Quod Planning	Estelle Hutchinson <a href="mailto:Estelle.hutchinson@quod.com">Estelle.hutchinson@quod.com</a>
Tetlow King Planning	<a href="mailto:Consultation@tetlow-king.co.uk">Consultation@tetlow-king.co.uk</a>

**Haydon Parish Pre submission Neighbourhood Plan community consultation list**

Consultation Body	Organisation	Contact
Voluntary Bodies some or all of whose activities benefit all or any part of the neighbourhood area	<p>Shaftoe Charities Haydon Bridge Development Trust Haydon Bridge Community Centre Art group</p> <p>Card Craft</p> <p>Indoor Bowls Club Playgroup Keep Fit</p> <p>Luncheon Club Langley Village Hall Langley WI Haydon Bridge Nature Club Haydon Bridge Athletic Football Club (POS03) Haydon Bridge Cricket Club West Tyne Rugby Club Haydon Bridge Scouts and Cubs Haydon Bridge allotments Get it Together Group Haydon Bridge Library and TIP South Tyne Angling Club</p> <p>Tyne Rivers Trust</p>	<p>clerkshaftoecharities@outlook.com mark@ianson.net <a href="mailto:Valeriebell2@gmail.com">Valeriebell2@gmail.com</a></p> <p>Art group, Helen Brookes <a href="mailto:gandhbrooks@gmail.com">gandhbrooks@gmail.com</a> Card Craft, Joyce Sim, <a href="mailto:rumplestiltskin1914@gmail.com">rumplestiltskin1914@gmail.com</a> Bowls, Ellen Davies, <a href="mailto:derrickdavesfish@outlook.com">derrickdavesfish@outlook.com</a> Playgroup, Karen Lill, <a href="mailto:karenlill545@gmail.com">karenlill545@gmail.com</a> Keep fit, Carole price, <a href="mailto:caroleannprice@hotmail.co.uk">caroleannprice@hotmail.co.uk</a> Lunch Club, Carole Price or Eileen Charlton, <a href="mailto:eileen.charlton505@btinternet.com">eileen.charlton505@btinternet.com</a></p> <p>Kate Rutherford <a href="mailto:kate32rutherford@btinternet.com">kate32rutherford@btinternet.com</a> Diana Bell <a href="mailto:dianabell2016@outlook.com">dianabell2016@outlook.com</a> sandy@sduncan.co.uk</p> <p><a href="mailto:avril_kirsopp@hotmail.com">avril_kirsopp@hotmail.com</a> <a href="mailto:hopeb@hbhs.co.uk">hopeb@hbhs.co.uk</a> <a href="mailto:sam.quigley@btinternet.com">sam.quigley@btinternet.com</a> <a href="mailto:Richardsonp324@gmail.com">Richardsonp324@gmail.com</a> <a href="mailto:jmandmax@outlook.com">jmandmax@outlook.com</a> <a href="mailto:Piwallis58@gmail.com">Piwallis58@gmail.com</a></p> <p><a href="mailto:Eileen.charlton505@btinternet.com">Eileen.charlton505@btinternet.com</a> <a href="mailto:Graeme.marsh@live.co.uk">Graeme.marsh@live.co.uk</a> Jenny Elliott <a href="mailto:j.elliott@tyneriverstrust.org">j.elliott@tyneriverstrust.org</a></p>



Bodies which represent the interests of different religious groups in the neighbourhood area	St Cuthbert's Anglican Church Haydon Bridge Methodist Church St John of Beverley Roman Catholic Church	<a href="mailto:Dave.thornhill7759@gmail.com">Dave.thornhill7759@gmail.com</a> <a href="mailto:Annetaylor1209@btinternet.com">Annetaylor1209@btinternet.com</a> <a href="mailto:haydonbridge.stjohn@rcdhn.org.uk">haydonbridge.stjohn@rcdhn.org.uk</a>
Bodies which represent the interests of different racial, ethnic or national groups in the neighbourhood area		
Bodies which represent the interests of persons carrying on business in the neighbourhood area	NE Chamber of Commerce	NE Chamber of Commerce - <a href="mailto:your@neechamber.co.uk">your@neechamber.co.uk</a>
Bodies which represent the interests of disabled persons in the neighbourhood area	ADAPT Disability North East	<a href="mailto:generaloffice@adapt-tyndale.org.uk">generaloffice@adapt-tyndale.org.uk</a> <a href="mailto:reception@disabilitynorth.org.uk">reception@disabilitynorth.org.uk</a>
Other voluntary and community groups	Northumberland Wildlife Trust National Trust Hadrian's Wall Community Groups Network/ Hadrian's Wall Community Archaeology	Liz Lovatt - <a href="mailto:Elizabeth.Lovatt@northwrt.org.uk">Elizabeth.Lovatt@northwrt.org.uk</a> <a href="mailto:yne.customerenquiries@nationaltrust.org.uk">yne.customerenquiries@nationaltrust.org.uk</a>  Professor Sam Turner <a href="mailto:sam.turner@newcastle.ac.uk">sam.turner@newcastle.ac.uk</a> Kerry Shaw, Volunteer Co-ordinator and Community Liaison Officer <a href="mailto:kerry.shaw@newcastle.ac.uk">kerry.shaw@newcastle.ac.uk</a>
Rail transport groups	Tyne Valley Community Rail Partnership (Fiona Forsyth, the Northern Rail community officer)  Tyne Valley Rail Users group	<a href="mailto:fiona@tvrp.org.uk">fiona@tvrp.org.uk</a>  Julie Gibbon - <a href="mailto:juliegibbon@btopenworld.com">juliegibbon@btopenworld.com</a>

Local schools	Governing bodies of Haydon Bridge High School Shaftoe Wise Primary School	<a href="mailto:hbhs@hbhs.co.uk">hbhs@hbhs.co.uk</a>  Shaftoe School - <a href="mailto:Graham.morgan@gmail.com">Graham.morgan@gmail.com</a>
Owner of library building	Arch	<a href="mailto:Emma.whitwell@thearch.co">Emma.whitwell@thearch.co</a>
Landowners	Greenwich Hospital  Saville's (Greenwich Hospital agents) (LGS4, LGS8)  Strutt & Parker (Greenwich Hospital development advisors) Langley Estates (LGS1, LGS5, LGS6)  Karbon Homes (LGS2, POS01) Roman Catholic Church Estates The Leazes Estate (James Straker) Threepwood Estate  Riverside Group Keith Harrison Crow Hall Estates	James Charlton <a href="mailto:jamescharlton@grenhosp.org.uk">jamescharlton@grenhosp.org.uk</a> Michael Evans <a href="mailto:mdevans@savills.com">mdevans@savills.com</a>  Simon Beeby <a href="mailto:Simon.beeby@struttandparker.com">Simon.beeby@struttandparker.com</a> <a href="mailto:Matthew.wallace@youngsrps.com">Matthew.wallace@youngsrps.com</a> <a href="mailto:Harry.morshead@youngsrps.com">Harry.morshead@youngsrps.com</a>  Anthony Bell <a href="mailto:Anthony.bell@karbonhomes.co.uk">Anthony.bell@karbonhomes.co.uk</a> Paul McGee <a href="mailto:Paul.mcgee@youngsrps.com">Paul.mcgee@youngsrps.com</a> GSC Grays <a href="mailto:hexham@gscgrays.co.uk">hexham@gscgrays.co.uk</a> Mark Smith, Galbraiths <a href="mailto:Mark.smith@galbraithgroup.com">Mark.smith@galbraithgroup.com</a> <a href="mailto:info@riverside.org.uk">info@riverside.org.uk</a> Keith Harrison - <a href="mailto:mr.ikh60@hotmail.com">mr.ikh60@hotmail.com</a> <a href="mailto:office@dickinsoncrowhall.com">office@dickinsoncrowhall.com</a>
LGS and POS land owners (Not covered in the landowner list above)	Peter McDonald (LGS1)  Parish Council (LGS7, POS04, POS05) Northumberland County Council (LGS9, POS02) Kevin Duffy (POS06)	<a href="mailto:Paul.urwin@northumberland.gov.uk">Paul.urwin@northumberland.gov.uk</a>  Kevinduffy2206@gmail.com

## **Appendix 20      Pre-submission consultation – Haydon News article**

**July 2021 Haydon News article; also posted on the Parish Facebook page, Haydon Bridge Matters**

### **YOUR HAYDON PARISH NEIGHBOURHOOD PLAN – WE NEED YOUR VIEWS**

“The original Consultation Day, part of the Parish community Fun Day, was originally planned for 3<sup>rd</sup> July. The government’s recent announcement postponing a decision on removing Covid-19 restrictions until the 19<sup>th</sup> July has meant that we have had to rearrange this. The new date for the Consultation Day and Fun Day is Saturday 28<sup>th</sup> August. More details will be posted around the parish and on the Haydon Bridge website and facebook page.”

Over the past 18 months a Steering Group of local people and Parish Councillors has been consulting with the community and developing a Neighbourhood Plan on the community’s behalf. Once adopted the plan will become part of the statutory planning framework and will be used by planning officers at the county council to determine planning applications.

The draft Neighbourhood Plan which runs to 2036, the same timescale as the Northumberland Local Plan, has now been published. It sets out a range of Planning Policies and community actions which will affect residents and businesses in Haydon Parish. So, we want YOUR VIEWS about the proposals BEFORE the plan is submitted to the county council for approval.

The formal consultation period for the plan will be 1 August to 30 September, but the plan and supporting documents are available for you to look and respond to any time from now – see below.

### **What the plan covers**

#### **Issues the community has raised**

Local people told us that Haydon Bridge and the hamlets around it are a great place to live. However, they also identified a set of issues and challenges for the community to address in relation to issues such as:

- the challenges relating to sustainability and climate change;
- the high level of housing development in the past 20 years, linked to concern about becoming a dormitory town of Hexham, and difficulties for local people to access affordable housing;
- risks to our built and industrial heritage, and to our landscape and green spaces for walking and recreation;
- the loss of local shops and services;
- the importance of local employment and local jobs;
- parking, traffic and transport issues.

## Our Vision for Haydon Parish

A vision for Haydon Parish in 2036
Haydon Parish will be a great place for all generations to live, work and flourish both now and in the future.
It will be a successful sustainable community committed to addressing climate change.
It will have a distinct identity, which attracts a growing number of visitors to Haydon Bridge and surrounding countryside to support the local economy.

## Our Objectives

The plan is based around 7 objectives, each of which has a number of Planning Policies to help deliver on them. The objectives are:

### Objective 1 – Sustainability and climate change

Focusing the majority of development within the settlement boundary (which is defined in the county council's Local Plan, to limit new development outside the main part of Haydon Bridge village) and ensuring all new development is sustainable and takes a proactive approach to mitigating and adapting to climate change. This includes:

- Embedding a commitment to sustainable design, construction and use;
- Fully understanding and addressing the current and future implications of flood risk;
- Contributing to reducing the carbon footprint of the parish; and
- Prioritising energy efficiency and use of renewable energy in existing as well as new development and reducing fuel poverty.

These issues are covered in planning policies:

Policy H1: Sustainable development

Policy H2: Sustainable location of new development

Policy H3: Embedding energy efficiency and renewable energy

Policy H4: Community energy and renewable energy technology

Policy H5: Flood prevention and alleviation

### Objective 2 – Built and historic environment

Ensuring new development, including alterations to dwellings:

- Meet the requirements of the Haydon Parish Design Code
- Reduce our carbon footprint
- Make a positive contribution to the historic and built environment of the parish
- Respect and protect our heritage, including preserving and enhancing the significance of the conservation area, as well as protecting our designated and non-designated heritage assets.

These issues are covered in planning policies:

Policy H6: Design

Policy H7: Heritage assets

Policy H8: Haydon Bridge Conservation Area

### **Objective 3 – Natural Environment**

Supporting the enormous value placed on the landscape of the parish and the wildlife that it supports, this objective concentrates on:

- Protecting and enhancing the distinctive character of Haydon Parish, especially in relation to the landscape.
- Planning positively for the creation, protection and enhancement of networks of biodiversity and green infrastructure.
- Safeguarding spaces that are important to the community and the character of the area.
- Encouraging and supporting community led projects that enable Haydon Parish to both reduce its carbon footprint and enhance biodiversity.

These issues are covered in planning policies:

Policy H9: Landscape

Policy H10: Biodiversity

Policy H11: Green infrastructure

Policy H12: Local green space

Policy H13: Protected open space

### **Objective 4 – Housing**

Meeting the identified needs of the local community and protecting the important rural character of the area by:

- Supporting both affordable housing and small scale housing developments
- Providing new starter homes and homes for households wanting to downsize
- Protecting the heritage and the rural nature of the area

These issues are covered in planning policies:

H14: Meeting housing needs

H15: Land west of Langley Gardens and north of Ratcliffe Road

### **Objective 5 – Vibrant and thriving community**

Providing a community infrastructure that supports all aspects of the health and well-being of the community by:

- Retaining, protecting and enhancing our valued community facilities
- Reducing the need to travel outside Haydon Parish and thus reducing our carbon emissions
- Protecting and enhancing the village centre as a service centre, through supporting and encouraging local businesses to thrive and new businesses to emerge, thereby making Haydon Parish more resilient to global shocks

These issues are covered in planning policies:

H16: Community services and facilities

H17: Haydon Bridge village centre

### **Objective 6 – Local Economy**

Supporting the economy of the Neighbourhood Plan area by,

- Attracting new businesses to the parish, thereby reducing the distance of travel to work and the level of carbon emissions
- Encouraging businesses to reduce their carbon footprint and welcoming businesses in the parish that actively sequester carbon and increase biodiversity.

These issues are covered in planning policies:

H18: Tourism

H19: Agriculture

### **Objective 7 – Accessibility and Transport**

Developing the transport network in the plan to:

- Be equipped for the era of electric cars and bicycles;
- Improve accessibility for all across the parish, particularly between the settlements in the north and south;
- Improve accessibility and safety of routes to neighbouring towns east and west, enabling the transition away from fossil fuels through dedicated non car routes;
- Enhance opportunities for walkers, cyclists, horse riders and those with disabilities; and
- Mitigate the impact of traffic in Haydon Bridge.

These issues are covered in planning policies:

H20: Sustainable transport and new development

H21: Walking and cycling network

Details of all the policies mentioned above can be found in the Draft Neighbourhood Plan

### **Community Actions**

Not all of the issues raised by the community during the consultation work for the plan could be addressed through planning policies. Annex 1 of the Draft Neighbourhood Plan sets out a set of short and longer term areas for community actions covering the same areas as the objectives in the plan. Work has already started to address some of these, for example: a high speed gigabit broadband initiative in partnership with WeFibre; the creation of electrical vehicle charging points in partnership with Charge My Street; work on a cycle path to Hexham; and much more.

### **Where do we go from here**

- Following consultation, the plan will be assessed and approved by Northumberland County Council and an independent inspector
- A referendum will be held next year in which local people will vote on whether to support the plan
- Subject to community approval the plan will become part of the statutory planning framework and will be used to assess planning applications in Haydon Parish

**READ THE PLAN AND GIVE US YOUR VIEWS**

**COMMENT ON the plan BEFORE it goes to the county council – see [www.haydon-bridge.co.uk](http://www.haydon-bridge.co.uk) or get a hard copy of the plan via [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com)**

- Visit the exhibition, probably at St Cuthbert's Church, subject to Covid rules
- Come to the Community Fun Day and Consultation Event on 28 August at the Community Centre (postponed from 3 July because of the continuation of Covid19 government restrictions)

**HOW CAN I RESPOND?**

- Using the online forms at [www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php); or
- Using paper copies of the response forms available at Claire's Newsagents ; or
- Emailing your comments to [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com); or
- Writing to: Haydon Parish Clerk, Haydon Parish Council, Belmont Lodge, Haydon Bridge NE47 6HD

**Your comments must reach us by noon on 30 September 2021**

## Appendix 21      Pre-submission consultation - website

# Haydon Parish Neighbourhood Plan – CONSULTATION Monday 2 August to Monday 27 September 2021

## We need your views on our draft plan!

Since 2019 Haydon Parish Council, through a steering group of parish councillors and local volunteers, has been working to develop a Neighbourhood Plan. This is a document which is prepared and agreed by the local community. Neighbourhood Plans include planning policies to guide new development in the local area as well as community actions that relate to other non-planning matters.

Once the plan is adopted, its policies will be used by Northumberland County Council to assess planning applications for new development. The parish council will work with others to facilitate the delivery of the community actions.

We are consulting on our draft neighbourhood plan, but we would also welcome feedback on the evidence documents that have informed it.

### The key documents we need your feedback on are:

- The Pre-Submission Draft Haydon Parish Neighbourhood Plan [\[link\]](#);
- Design Codes for the parish (annex 2 of the neighbourhood plan) [\[link\]](#);
- Draft policies maps [\[link\]](#).

You can let us know your views on the draft plan in the following ways:

- Preferably, by using the online Response Form [\[link\]](#);
- Downloading the Response Form and emailing or posting it back to us [\[link\]](#);
- Picking up a paper copy of the Response Form from and dropping the completed form back to Claire's Newsagents
- Sending an email to us at [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com);
- Sending a letter to us at Haydon Parish Clerk, Haydon Parish Council, Belmont Lodge, Haydon Bridge, NE47 6HD.

If you have any questions about the plan, you can get in touch with us in the following ways:

- By email to: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com); or
- By phone to Peter Fletcher, Neighbourhood Plan Steering Group on: 07968488521.

### Community Consultation Day

Subject to any forthcoming Covid19 regulations, the Parish Council are planning to hold a public consultation event and fun day so that you can come and find out more about the plan. **11am – 3pm on Saturday 28 August at the Community Centre, Ratcliffe Road and on Strother Close Green** where hard copies of the plan and supporting documents will be available.

### Exhibition about the draft plan

Also, subject to Covid19 regulations, we will be having a public exhibition about the draft plan during the consultation period at St Cuthbert's Church, subject to church opening hours. **Come and have a look at your leisure.**

# We need your comments on our draft plan by 12 noon on Monday 27 September 2021

## Can you help us deliver our community actions?

Our previous parish plans have resulted in real practical action and results, for example re-building the community centre, upgrading and re-opening the library building as The Bridge (community library and visitor information point), a new village website, walks and cycling leaflets, upgrades to the riverside picnic area, the Friday lunch club, and much more.

Our draft plan includes a number of community actions (annex 1 – [link here](#)) They are ideas for action inspired by the comments of everyone who responded to our recent surveys and earlier community consultation events. We want these projects to be taken forward. This will only happen if there is enough community support, including (but not only) hands on support. It is your chance to get involved and make things happen.

- We have therefore prepared a separate response form ([link](#)) to capture expressions of interest in helping to deliver the community actions. You can also download the form ([link](#)) and email or post it back to us using the details above. Or you can pick up a paper copy of the community actions response form from and drop the completed form back to Claire's Newsagents

## Evidence base and community feedback

Our draft plan has been informed by the following evidence documents (grouped by neighbourhood plan objective).

### Sustainability and climate change:

- [Northumberland Strategic Flood Risk Assessment and Water Cycle studies](#)
- [Environment Agency Flood Map](#)

### Built and historic environment:

- [Design code \(2020\)](#)
- [Haydon Bridge Conservation Character Appraisal \(2009\)](#)
- [Haydon Parish and Village Design Statement \(2008\)](#)

### Natural environment:

- Natural environment background paper (2021) ([add link](#))
- Local green space and protected open space background paper (2021) ([add link](#))

### Housing:

- [Housing needs survey \(2020\)](#)
- [Housing needs assessment \(2020\)](#) and [summary report](#)
- Housing background paper (2021) ([add link](#))

### Vibrant and thriving community:



- Audit of community facilities (2021) [[add link](#)]

Local economy:

- [Business survey report \(2020\)](#)
- Local economy background paper (2021) [[add link](#)]

Accessibility and transport:

- Audit of public footpaths (2021) [[add link](#)]

Community feedback:

- [April 2019 community consultation event report](#)
- [February 2020 community consultation event report](#)
- [Household Survey 2020 report](#)

**Paper copies**

If you wish to see a paper copy of the draft Plan or any of the supporting documents please phone 07968 488521 or email us with your contact details (phone and email address) at [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com);

## Appendix 22 Pre-submission consultation – social media posts

< Michael Sadgrove in Haydon Bridge Matters

Michael Sadgrove shared a post.  
11 Aug · 🌐

Michael Sadgrove  
11 Aug · 🌐

I have been working with others on the Haydon Bridge Neighbourhood Plan. It's now out for consultation. If you're nearby, why not pop into St Cuthbert's Church to look at this display & comment?



< Michael Sadgrove in Haydon Bridge Matters

Michael Sadgrove  
21 Aug · 🌐

The draft Haydon Bridge Neighbourhood Plan is on display in St Cuthbert's. Open day for discussion, consultation & family fun next Saturday 28 August 1100-1500 in the Community Centre. We need your views!



## < Michael Sadgrove in Haydon Bridge Matters



Michael Sadgrove

...

28 Aug · 🌐

We had a very worthwhile Family Fun Day, "helping to keep Haydon Bridge a great place to live". Thank you to all who came to enjoy a wonderfully sunny day together. Thank you too to all who ventured inside the Community Centre to find out more about the draft Neighbourhood Plan and offer comments and feedback. We have had some good and important conversations today. And big thanks to our great team of helpers!

👍 Gill Alexander and 21 others

## < Michael Sadgrove in Haydon Bridge Matters



Michael Sadgrove

...

14 Sep · 🌐

Haydon Bridge Neighbourhood Plan

Just a reminder that the consultation period on the draft Neighbourhood Plan ends on Monday 27 September.

We need your views!

If you haven't already done so, please visit the Haydon Bridge website where you will find the text of the draft plan, together with a link to a page on which you can submit comments.

Go to:

<http://www.haydon-bridge.co.uk/community-plan.php>

Thank you!



◀ Michael Sadgrove in Haydon Bridge Matters



Michael Sadgrove

21 Sep · 🌐

...

Just to remind everyone that the deadline for comments on the Haydon Bridge draft Neighbourhood Plan is next Monday 27 September at 12 noon.

You'll find everything you need to know on the parish website (link below), including a feedback form for you to use.

Or you may like to visit St Cuthbert's Church where there is a display summarising the main themes of the Plan.

Thank you for taking part in this important process of discerning the best possible future of our village.

<http://www.haydon-bridge.co.uk/community-plan.php>



Sue Cantwell and 11 others



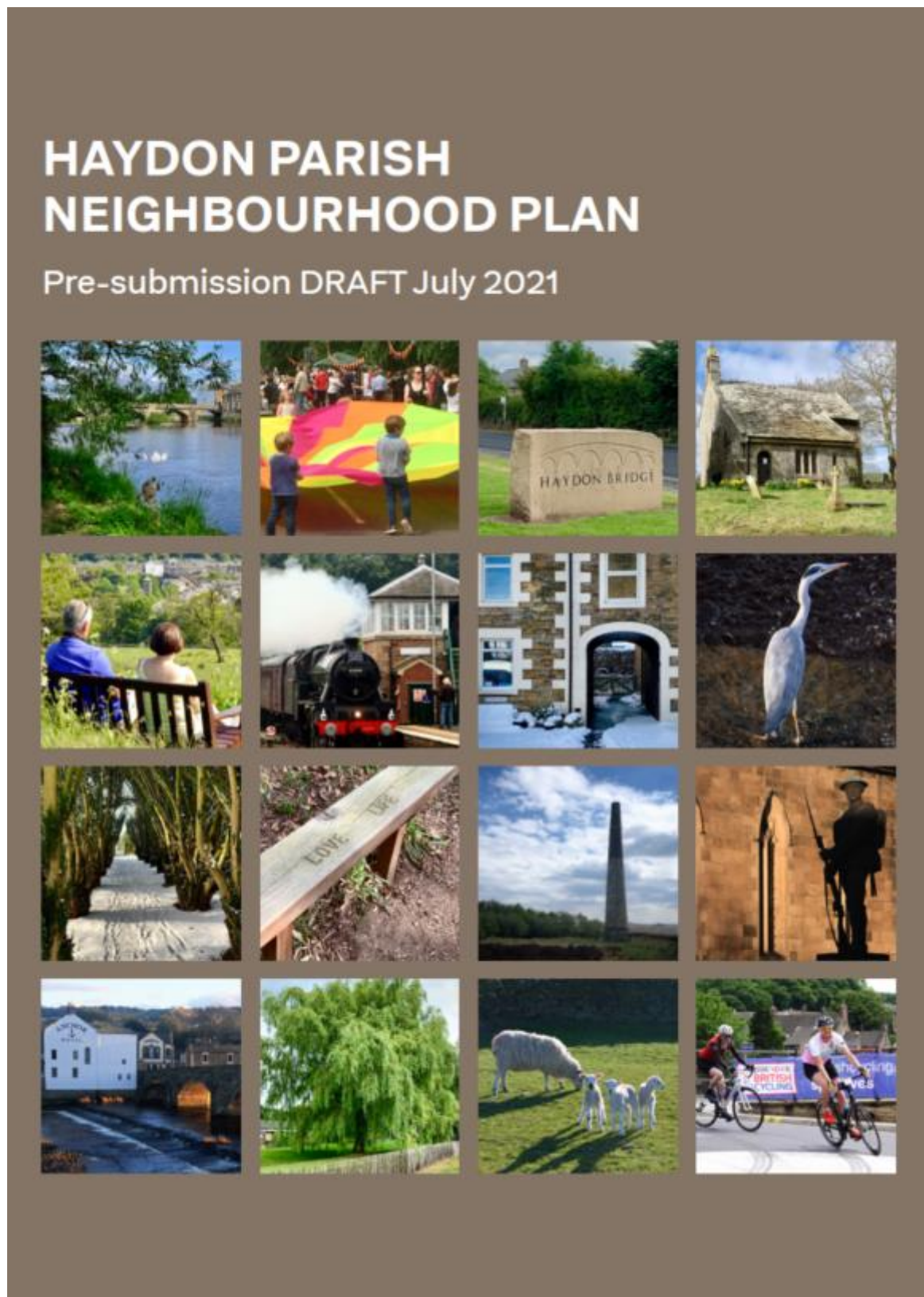






## Appendix 23 Pre-submission consultation – additional promotional materials

### Display boards

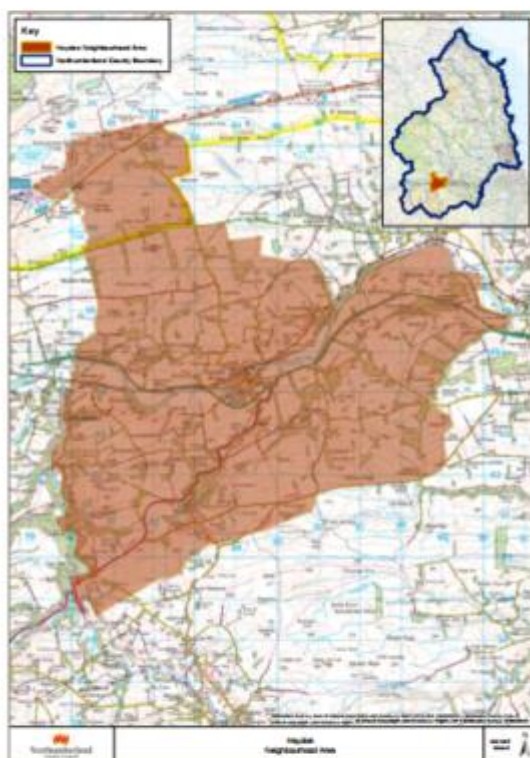


# What is a Neighbourhood Plan?

Since 2011, communities have been empowered to develop their own Neighbourhood Development plans which will become part of Local Planning Policy.

They:

- Are prepared by parish councils
- Are community led
- Create 'planning policies for use of land' in the local area
- Can deal with a wider range of issues than housing, such as climate change, the environment, employment, heritage and transport
- Can also cover issues not related to the use and development of land, and can include local priorities to improve their area, known as Community Actions



## Why a Neighbourhood Plan for Haydon Parish – key issues and our response

**Local people say that Haydon Parish is a great place to live. But they also identified issues and challenges for the community to address including:**

- The impact of climate change – e.g. flooding, and the cost of moving to green energy
- The high level of housing development in the past 20 years
- Difficulties for local people to access affordable housing
- Risks to our built and industrial heritage, and to our landscape and wildlife
- The loss of local shops and services
- The importance of local employment
- Parking, traffic and transport issues

The parish council has undertaken wide ranging community consultation and development work to create OUR Neighbourhood Plan for Haydon Parish.

**Look at the exhibition and have your say on the draft plan.**

# We need your views

The consultaion period is between 2 Aug and Noon 27 Sept, 2021

Read the draft plan and give us your views on the draft plan before it goes to the County Council:

- See all plan documents or download a hard copy at:  
[www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php)
- Come to the consultation event, part of the Family Fun Day being held at 11am – 3pm, Sat 28 Aug at the Community Centre
- For a printed copy (if you cannot access the plan online) phone 07968 488 521 or email: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com)

## How can I respond?

Please respond by Noon on 27 Sept, 2021.

### Online

Using the online forms at [haydon-bridge.co.uk/community-plan.php](http://haydon-bridge.co.uk/community-plan.php)

### Via email

Emailing your comments to [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com)

### On paper

Paper copies of the response forms available at Claire's Newsagents

### Via post

Writing to:

Haydon Parish Clerk  
Haydon Parish Council  
Belmont Lodge  
Haydon Bridge  
NE47 6HD



Scan this code with your smartphone for information about the Neighbourhood Plan consultation



# Vision, objectives and sustainability

## A vision for Haydon Parish in 2036

Haydon Parish will be a great place for all generations to live, work and flourish both now and in the future.

It will be a successful sustainable community committed to addressing climate change.

It will have a distinct identity, which attracts a growing number of visitors to Haydon Bridge and surrounding countryside to support the local economy.



### Our 7 objectives relate to:

- 1 Sustainability and climate change
- 2 Built and historic environment
- 3 Natural environment
- 4 Housing
- 5 Vibrant and thriving community
- 6 Local economy
- 7 Accessibility and transport



## Sustainability and the climate and ecological emergency

Consideration of the implications of the climate change and ecological emergency are central to all areas of this plan, in order for Haydon Parish to be a sustainable and resilient community both now and for future generations.

Efforts to both reduce the carbon footprint of Haydon Parish and to adapt to climate change as necessary will be actively encouraged and supported.

Efforts to protect and enhance the natural environment and support its resilience to climate change will also be actively encouraged and supported.

Haydon Parish Neighbourhood Plan community consultation | 2 Aug – Noon 27 Sept, 2021

## OBJECTIVE 1

# Sustainability and climate change

“In May 2019, UK Parliament declared a Climate Emergency, committing the UK to achieve net zero carbon emissions by 2050.

Achieving this will be tough and requires all our households, communities and businesses to be fully engaged to enable this rapid transition to happen.” (para 4.4)

**This objective aims to ensure all new development is sustainable, and to take a proactive approach to mitigate and adapt to climate change.**

### Policy H1: Sustainable development

This policy includes a presumption in favour of sustainable development and identifies a number of criteria against which all planning applications will be considered.

### Policy H2: Sustainable location of new development

This policy seeks to focus the majority of new developments in Haydon Bridge and identifies how development proposals located outside Haydon Bridge will be assessed.

### Policy H3: Embedding energy efficiency and renewable energy

This policy encourages new developments which embed sustainable design and construction.

### Policy H4: Community energy and renewable energy technology

This policy supports the development of community energy and renewable energy technologies.

### Policy H5: Flood prevention and alleviation

This policy provides a positive approach to the development of flood prevention and alleviation schemes and requires flood risk assessments for new developments.





## OBJECTIVE 2

# Built and historic environment

“Haydon Parish sits in an area rich in both natural and built heritage.” (para 5.22).

“Heritage assets include:

- Hadrian's Wall World Heritage Site, which is also a scheduled monument
- 14 other scheduled monuments
- 60 listed buildings, 2 of which are grade I, 6 are grade II\* and 52 are grade II
- Haydon Bridge Conservation Area

The parish is also blessed with numerous non designated heritage assets that reveal and record the rich history and development of the area.” (para 5.33)



**This objective focuses on ensuring new developments and changes to existing dwellings within the conservation area, make a positive contribution to the historic and built environment of the parish and respect and protect our heritage.**

### Policy H6: Design

This policy requires new development to conserve local distinctiveness and identifies a number of criteria against which new development will be considered, linked to the Haydon Parish Design Code (Annex 2 of the plan).

### Policy H7: Heritage assets

This policy seeks to protect the significance of heritage assets that could be impacted from new development.

### Policy H8: Haydon Bridge Conservation Area

This policy identifies the key considerations when determining planning applications within the Haydon Bridge Conservation Area and also identifies a number of key buildings within the conservation area.





## OBJECTIVE 3

# Natural environment

“The natural environment of Haydon Parish is enormously valued by the local community in providing opportunities to view and enjoy the landscape and the wildlife that it supports.” (paragraph 5.41)



**This objective focuses on supporting the enormous value placed by the community on the landscape of the parish and the wildlife that it supports.**

### Policy H9: Landscape

This policy identifies the important landscape considerations for new development.

### Policy H10: Biodiversity

This policy requires new development to protect and enhance biodiversity.

### Policy H11: Green infrastructure

This policy seeks to ensure that new development protects and where practical improves the green infrastructure network within the parish.

### Policy H12: Local green space

This policy identifies 9 sites to be allocated as Local Green Space. See Policies Maps.

### Policy H13: Protected open space

This policy identifies 6 sites to be allocated as Protected Open Space. See Policies Maps.



## OBJECTIVE 4

# Housing

“The emerging Northumberland Local Plan identifies that between 2016 and 2036, a minimum of 160 new dwellings should be built in the parish.

Between 1 April 2016 and 31 March 2020, 111 dwellings have been completed, with a further 6 since then.

As a result, there is a minimum need to deliver 43 additional dwellings to 2036.” (para 5.75).

---

“Development of the allocated sites and those with planning permission has the potential to deliver between 64 and 83 dwellings...

The parish council therefore does not consider it is necessary for the plan to identify further sites for housing development.” (para 5.77)



This objective focuses on meeting the identified housing needs of the local community and protecting the important rural character of the area.

### H14: Meeting housing needs

This policy seeks to ensure that a mix of housing types and tenures are delivered as part of housing development to meet identified needs.

### H15: Land west of Langley Gardens and north of Ratcliffe Road

This policy identifies a number of key criteria to be delivered as part of the development of housing on this site. See the exhibition board with drawings of development principles for Land to West of Langley Gardens.





## OBJECTIVE 5

# Vibrant and thriving community

“The audit of community facilities and services illustrated that both the range and number (of community facilities), are highly valued by local residents and make an important contribution to the vitality and viability of the parish...

Community engagement provided strong support for the plan to protect existing facilities and to support the development of new community infrastructure where gaps have been identified.” (para 5.96).



**This objective focuses on providing a community infrastructure that supports all aspects of the health and well-being of the community.**

### H16: Community services and facilities

This policy identifies 6 facilities which are considered to be of great importance to the local community as well as other important commercial services. It also supports proposals to enhance the provision of community services and facilities.

### H17: Haydon Bridge village centre

This policy identifies the boundary of the village centre in Haydon Bridge and seeks to ensure that new development strengthens the vitality and viability of the village.

## OBJECTIVE 6

# Local economy

“Overall, there are around 120 known businesses based in Haydon Parish, compared with 71 known businesses at the time of the 2008 Haydon Parish Plan.

Local businesses are vital to the economy of the parish and to employment.

The increase in businesses reflects the growing number of small businesses that provide services online without the need for an office base.” (para 5.106)

**This objective focuses on supporting the economy of the Neighbourhood Plan area.**

### H18: Tourism

This policy seeks to focus the majority of tourism facilities and visitor accommodation within Haydon Bridge and defines criteria against which proposals outside the village should meet.

### H19: Agriculture

This policy provides support for new development proposals which help the agricultural industry.





## OBJECTIVE 7

# Accessibility and transport

“The National Planning Policy Framework encourages a reduction in greenhouse gas emissions through the introduction of measures which promote a decrease in the number of journeys made by car.

It identifies that planning policies should support a range of transport modes, with priority given to walking, cycling and public transport as well as consideration of disabled access.” (para 5.118).” (para 5.106)



**This objective supports the development of the transport network in ways that tackle the impact of climate change.**

### H20: Sustainable transport and new development

This policy supports sustainable transport and requires new developments to: provide safe access, not significantly impact on traffic flows and make satisfactory parking provision.

### H21: Walking and cycling network

This policy supports proposals to improve or extend the walking and cycling network within the parish.

# Community Actions

Annex 1 sets out short and longer term areas for Community Actions for issues that could not be addressed through planning policies.

Work has already started to address some of these, for example:

- Green energy generation
- High speed gigabit broadband initiative
- Electrical vehicle charging points in partnership
- Feasibility work on a cycle path to Hexham



These and other projects will only happen if there is enough community support.

Please complete the **community actions response form** to get involved.



## Consultation banner

# WE NEED YOUR VIEWS!

Neighbourhood Plan community consultation period:  
**Mon 2 Aug — Mon 27 Sept**

Community Consultation and Funday:  
**Sat 28 Aug**

**[haydon-bridge.co.uk/community-plan.php](https://haydon-bridge.co.uk/community-plan.php)**



## Consultation leaflet

# WE NEED YOUR VIEWS!

**Neighbourhood Plan community consultation:**  
2 Aug – Noon 27 Sept, 2021

## Read the draft plan and give us your views

Comment on the draft plan before it goes to the County Council:

- See all plan documents or download a hard copy at:  
[www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php)
- Visit the exhibition at **St Cuthbert's Church, Haydon Bridge**
- Come to the consultation event, part of the **Family Fun Day** being held at 11am – 3pm, Sat 28 Aug at the Community Centre
- For a printed copy phone **07968 488 521**  
or email: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com)

## How can I respond?

Please respond by Noon on 27 Sept, 2021.

### Online

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### Via email

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### Via post

Writing to:

Haydon Parish Clerk  
Haydon Parish Council  
Belmont Lodge  
Haydon Bridge  
NE47 6HD



Scan this code with  
your smartphone for  
information about  
the Neighbourhood  
Plan consultation

## Posters

# WE NEED YOUR VIEWS!

**Neighbourhood Plan community consultation:**  
2 Aug – Noon 27 Sept, 2021

## Why have a Neighbourhood Plan?

The Plan includes planning policies to address community priorities on:

- **sustainability and climate change**
- **the built and historic environment**
- **the natural environment**
- **housing**
- **community facilities and services**
- **the local economy**
- **transport**

The Plan also includes a set of Community Actions that you can get involved in.

## Read the draft plan and give us your views

Comment on the draft plan before it goes to the County Council:

- See all plan documents or download a hard copy at:  
[www.haydon-bridge.co.uk/community-plan.php](http://www.haydon-bridge.co.uk/community-plan.php)
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### Via email

Emailing your comments to  
[haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com)

### On paper

Using paper copies of the response forms  
available at **Claire's Newsagents**

### Via post

Writing to:  
Haydon Parish Clerk, Haydon Parish Council,  
Belmont Lodge, Haydon Bridge, NE47 6HD



Scan this code with  
your smartphone for  
information about the  
Neighbourhood Plan  
consultation

# **WE NEED YOUR VIEWS!**

## **Neighbourhood Plan Exhibition in St Cuthbert's Church**

Call in today and pick up  
a response pack.



Appendix 24

Pre-submission consultation event - poster



## Appendix 25 Pre-submission consultation - drop in event photographs







## **Appendix 26      Pre-submission consultation – drop in event report**

### **1.      Attendance and what was on**

Around 100 people signed in to the consultation event and there were a number of other people who went the outside community action stalls but did not sign in.

The event comprised:

- An exhibition about the Neighbourhood Plan in the Community Centre where residents could discuss the draft plan with Steering Group members
- 7 stalls on Strother Green Close promoting different areas of community actions identified in the Neighbourhood Plan, together with 10 other local community and business stalls and games for children.

### **2.      Neighbourhood Plan exhibition and discussion**

People who went into the community centre went round the Neighbourhood Plan exhibition and then raised the following issues with the four members of the Steering Group who were present to discuss the plan:

- How we had assessed the non designated heritage assets
- Langley brickworks as a potential development site.
- Did we have any proposals for young peoples' play areas including skatepark type facilities.
- Conservation of the village's built heritage
- Strong affirmation of the need for a cycle path to Hexham, and to join up footpaths round the village and along the river banks (especially from the village to Haydon Spa and beyond Brigwood)
- The desirability of a coffee shop in the village
- How village life has changed in two generations, and without being nostalgic for a lost past, how village events could be fostered to bring people together, especially to include the young and wean them off their screens
- The perceived lack of liveliness on the south bank and how to stimulate more activity there. - The old bridge was mentioned as a possible venue for events.
- The importance of protecting Green space areas, including playgrounds
- The need to upgrade play equipment in some of the playgrounds
- The importance of the proposed development site west of Langley Gardens in terms of affordable housing for people with a local connection who want to either remain in the village or move back into the village to be near family. Linked to this there was support for community led housing on this site
- Support for the Shop local initiative
- The need for more dropped curbs around the estates was also discussed

### **3.      Points from art tree leaves**

- All around helping stop climate change
- Action to lessen the impact of climate change
- The new development to the west of the estate should be of radical design. Aktivhaus standard perhaps
- Electric bikes and Hexham cycle path
- Thriving community
- Housing for local people
- Refurbishment of playground in Langley Gardens
- Parking and village traffic

#### **4. Suggestions about what would encourage you to 'Buy Local' in Haydon Bridge**

- We need a place to meet on chance (with coffee and tea) like a village green or square
- Suggest a way of accessing all business in the local area – i.e. not the ones in the Haydon News – the ones working from home with different skills
- Late night opening when Christmas lights switch on (works in Haltwhistle)
- People moving into the area should be welcomed and advised of any volunteer projects as well as shops available in the area

#### **5. Mobility and transport**

The Mobility and Transport stand was very popular on the day and visited by around thirty people. The majority of these were mainly interested in the cycle path, had visited the stand specifically for that reason and were very enthusiastic for the plan. No-one had negative views on the scheme. Some people saw it as a great way to commute to work and others were interested in it as a leisure route and access to Hexham, especially for safe family bike rides. Some people mentioned they were scared of using their bikes on the present routes to Hexham. One person asked if it would be accessible for horse riders. (as the route we planned involves the use of a bridleway, it would necessary to include a soft surfaced track alongside the hard surfaced cycle path so this could be considered for the whole route).

Car Scheme & Bike Hire Stand: There was a limit amount of traffic to this stand - perhaps 20 people across the day.

Almost everyone was enthusiastic about the e-bike hire scheme, feeling it would improve tourism, but more importantly that they would like to try it themselves. One gentleman commented that he had bought an e-bike a year or so ago and it had “changed his life”.

The possibility of a tricycle was raised as some elderly residents felt the bike could be useful but were unsure of their ability to ride it safely. It was also suggested that a trailer, or caddy bike would be useful.

The car share scheme was more equivocal. There was some confusion that we meant people to share their own cars. There was also a lot of scepticism that the scheme would be viable. Once these objections were overcome people generally felt it was a good idea. There was also enthusiasm about having a small van that people could use when they needed a larger vehicle.

A more comprehensive and scientific survey will be needed to establish the need and likely usage.

#### **6. Natural Environment**

20-25 people came to the stand on the day, and because of how the stand was set up, mainly discussed the RSPB Curlew Life project. Everyone showed a positive interest in improving the environment and wildlife in the area.

Moving forward the key challenge to address in taking forward any projects in the village will be how best to build wider community engagement.

## Appendix 27 Pre-submission consultation – main response form

### Pre-Submission Draft Haydon Parish Neighbourhood Plan Response Form



You can complete this form online at [haydon-bridge.co.uk/community-plan.php](http://haydon-bridge.co.uk/community-plan.php). Alternatively, use this response form to provide feedback on the Pre-Submission Draft Haydon Parish Neighbourhood Plan. If you need more space than the form allows, please attach additional comments. If you have any questions, you can get in touch by email to [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com) or by phone to Peter Fletcher, Neighbourhood Plan Steering Group on 07968488521.

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1. Do you agree with the key issues for the plan to address, identified in section 3 of the draft plan?

Yes ☐ No ☐

If you have any comments on the key issues, please add them below.

2. Do you agree with the vision, outcomes, objectives for the plan and the sustainability statement, set out within section 4 of the draft plan?

Yes ☐ No ☐

If you have any comments please add them below.

3. Policy H1 includes a presumption in favour of sustainable development and identifies a number of criteria against which planning applications will be considered. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H1, please add them below.

4. Policy H2 seeks to focus the majority of new development within Haydon Bridge and identifies how development proposals located outside Haydon Bridge will be assessed. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H2, please add them below.

5. Policy H3 encourages new developments which embed sustainable design and construction. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H3, please add them below.

6. Policy H4 supports the development of community energy and renewable energy technologies. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H4, please add them below.

7. Policy H5 provides a positive approach to the development of flood prevention and alleviation schemes and requires flood risk assessments for new developments. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H5, please add them below.

8. Policy H6 requires new development to conserve local distinctiveness and identifies a number of criteria against which new development will be considered. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H6, please add them below.

9. Policy H7 seeks to protect the significance of heritage assets that could be impacted from new development. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H7, please add them below.

10. Policy H8 identifies the key considerations when determining planning applications within Haydon Bridge Conservation Area and also identifies a number of key buildings within the conservation area. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H8, please add them below.

11. Policy H9 identifies important landscape considerations for new development. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H9, please add them below.



12. Policy H10 requires new development to protect and enhance biodiversity. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H10, please add them below.

13. Policy H11 seeks to ensure that new development protects and where practical improves the green infrastructure network within the parish. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H11, please add them below.

14. Policy H12 identifies 9 sites to be allocated as local green space. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H12, please add them below.

15. Policy H13 identifies 6 sites to be allocated as protected open space. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H13, please add them below.

16. Policy H14 seeks to ensure that a mix of housing types and tenure are delivered as part of housing development to meet identified needs. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H14, please add them below.

17. Policy H15 identifies a number of key criteria to be delivered as part of the development of housing on land west of Langley Gardens and north of Ratcliffe Road. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H15, please add them below.

18. Policy H16 identifies 6 facilities which are considered to be of great importance to the local community as well as other important commercial services. It also supports proposals to enhance the provision of community services and facilities. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H16, please add them below.

19. Policy H17 identifies the boundary of the village centre in Haydon Bridge and seeks to ensure that new development strengthens the vitality and viability of the village. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H17, please add them below.

20. Policy H18 supports the continued growth of sustainable tourism across the parish. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H18, please add them below.

21. Policy H19 provides support for new development proposals which help the agricultural industry. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H19, please add them below.

22. Policy H20 supports sustainable transport and requires new development to: provide safe access, not significantly impact on traffic flows and make satisfactory parking provision. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H20, please add them below.

23. Policy H21 supports proposals to improve or extend the walking and cycling network within the parish. Do you support the draft policy?

Yes ☐ No ☐

If you have any comments on policy H21, please add them below.

24. Annex 1 to the plan identifies a number of community actions for the parish council and other bodies and groups in the parish to deliver. If you have any comments on the proposed community actions, please add them below. We have also prepared a separate form (available on our website and via the following link <https://forms.gle/wDieyEf8hn7JHeNBA>) to capture expressions of interest in helping to deliver the community actions that require the involvement of residents to make them happen.

25. Annex 2 to the plan is the design code (separate document, but forms part of the plan). If you have any comments on the design code, please add them below.

26. Annex 3 describes the designated heritage assets within the parish. If you have any comments on this, please add them below.

27. Annex 4 identifies non-designated heritage assets within the parish. If you have any comments on this, please add them below.

- 28. If you have any other comments on the plan, policies map or its supporting documents, please add them below.**

**Contact details**

Name:

Address:

Email:

Any personal data supplied will only be used in relation to the preparation of the neighbourhood plan and will be maintained in accordance with the data protection regulations and the parish council's privacy policy which is available on the parish council section of [haydon-bridge.co.uk](http://haydon-bridge.co.uk).

Please return your completed response form before **12 noon on Monday 27 September 2021** to: Haydon Parish Clerk, Haydon Parish Council, Belmont Lodge, Haydon Bridge, NE47 6HD or by email to: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com). Alternatively, you can return the completed form to Claire's Newsagents.

**Thank you for taking the time to give us your comments on the draft plan.**



## Appendix 28 Pre-submission consultation – community actions response form

### Pre- submission Draft Haydon Parish Neighbourhood Plan **GET INVOLVED - Community Actions Feedback Form**



You can complete this response form online at [haydon-bridge.co.uk/community-plan.php](https://haydon-bridge.co.uk/community-plan.php)

The Draft Neighbourhood Plan sets out ideas for **Community Actions** inspired by your responses to the surveys sent out late last year, and your comments at consultation events.

It would be fantastic if some of these projects could be take forward by THE community. This is YOUR chance to make sure the projects you want to see take place actually happen.

You can see the full list of community actions in Annex 1 of the plan which is available on our website: [haydon-bridge.co.uk/community-plan.php](https://haydon-bridge.co.uk/community-plan.php)

**Please tick the box by any of the Community Actions you are interested in helping with or finding out more about:**

- a) Community led renewable energy options ☐
- b) Moving from carbon to renewable energy heating and power in the home ☐
- c) The built and historic environment, and helping with updating the 2008 Village Design Statement? ☐
- d) The development of community tree planting projects, including a community orchard? ☐
- e) Work being undertaken on a regular basis to enhance Haydon Bridge and the parish (e.g. planting/weeding/clean up/other improvements) ☐
- f) A project to explore the potential for developing a smallholding to sell produce locally ☐
- g) Projects that enhance or create habitat to support wildlife? – e.g. wildlife ponds and enhancing wildlife corridors... ☐
- h) Encouraging farming methods that support biodiversity and carbon sequestration, and selling direct to consumers ☐
- i) Are you having problems getting housing in the parish and would you like information about how the county council's Homefinder scheme for social housing lettings works? ☐
- j) Additional community learning opportunities and classes being based within the parish ☐
- k) A Saturday market in Haydon Bridge ☐
- l) Provision of highspeed broadband for households and businesses in the parish Register your interest with WeFibre at: [wefibre.com/grants](https://wefibre.com/grants) ☐
- m) A café being set up in Haydon Bridge ☐
- n) A 'Business Forum' or other options for businesses to share ideas and support in the Parish ☐
- o) The development of further initiatives to promote Haydon Parish as a tourist destination and gateway ☐

- p) The development of a bike route to Hexham ☐
- q) Helping to monitor footpaths in the parish via an Adopt a Footpath scheme ☐
- r) The development of a car sharing club in Haydon Bridge ☐

**Do you have any knowledge, skills or experience that would help move any of these actions forward? (no experience needed to get involved)**

If yes, please tell us more below:

**Contact details**

Name:

Address:

Email:

Any personal data supplied will only be used in relation to the preparation of the delivery of the community actions identified in the neighbourhood plan and will be maintained in accordance with the data protection regulations and the parish council's privacy policy which is available on the parish council section of [haydon-bridge.co.uk](http://haydon-bridge.co.uk).

Please return your completed response form before **12 noon on Monday 27 September 2021** to: Haydon Parish Clerk, Haydon Parish Council, Belmont Lodge, Haydon Bridge, NE47 6HD or by email to: [haydonneighbourhoodplan@hotmail.com](mailto:haydonneighbourhoodplan@hotmail.com). Alternatively, you can return the completed form to Claire's Newsagents.

**Thank you for taking the time to give us your comments on the draft community actions.**

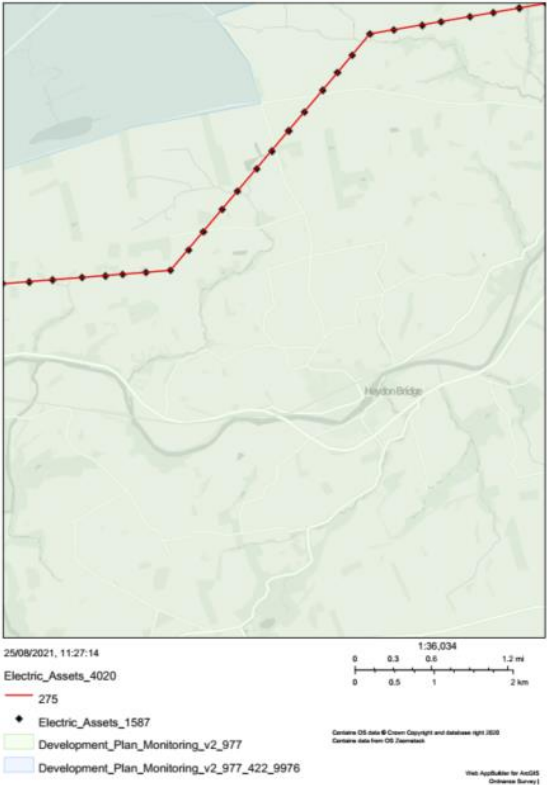
## Appendix 29 Pre-submission consultation responses and proposed amendments

Consultee	Comment	Response/ proposed change
Policy/ paragraph	General	
Northumberland County Council	<p>Thank you for consulting the County Council on the Pre-Submission Draft Haydon Parish Neighbourhood Plan. Firstly, I would like to congratulate the Parish Council and its Neighbourhood Plan Steering Group on reaching this stage in plan preparation and for creating a well-considered draft plan for the future of Haydon Parish.</p> <p>I have consulted colleagues throughout the County Council on the draft plan and have received a number of comments from various service areas. The County Council's comments are presented in the schedule that follows this letter. Comments have been made about both the supporting text, which sets the context for the policies, and on the policies proposed for inclusion in the Plan.</p> <p>There are a number of areas where we have identified concerns in terms of how well the Plan currently meets the 'basic conditions'. We would hope that you will see these comments as critical support. They are intended to inform modification to the Plan so that it best meets the expectations of the Parish Council in terms of the future determination of development proposals, and, crucially, that the Plan can proceed to independent examination once it has been submitted, with a greater expectation of a positive outcome.</p> <p>I hope the comments made by the County Council are helpful in reaching a conclusion to plan preparation. We will, of course, continue to support the Parish Council and the Steering Group with advice as necessary and with practical support on any modifications required to the Plan once you have had a chance to review all of the representations received in response to the current consultation.</p>	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
	<p>Finally, I would advise that the comments made by the County Council in response to this consultation on the Pre-Submission Draft Plan do not constitute a formal opinion about whether the Plan as currently drafted meets the 'basic conditions'. The County Council is not required to issue a decision statement in respect of that matter until the independent examination has been completed. We would therefore reserve the right to make further representations as necessary following the submission of the Plan to the County Council.</p>	
Northumberland National Park Authority	<p>Thank you for giving the Authority the opportunity to comment on the Pre-Submission Draft Neighbourhood Plan. We are pleased that previous comments we have made have been incorporated into this Draft Consultation plan. As set out previously in correspondence the National Park Authority acknowledges and welcomes the extensive work and commitment of both the Parish Council and their Steering Group in preparing the draft Neighbourhood Plan. We commend the content and structure of the draft Plan, which is concise and easy to read, the policies are straightforward and focused.</p> <p>Northumberland National Park Authority supports the progress of the Neighbourhood Plan, however, we would like to raise the above issues [below], which we considered can be addressed through minor changes to the wording of the policies.</p>	<b>Support welcomed and comments noted; no amendments required.</b>
Historic England	<p>Having reviewed the information provided in correspondence of 2 August 2021, we do not consider there is a need for us to be involved in development of the plan. I welcome the attention paid to the historic environment and I set out below some general advice and specific comments on the draft plan. I have no comments to make on the draft design code, which should serve the plan's purposes well.</p> <p>The National Planning Policy Framework (NPPF) says neighbourhood plans have the power to develop a shared vision for their area, to shape, direct and help to deliver sustainable development (NPPF para</p>	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
	<p>29). Specifically, this can include detailed policies on conserving and enhancing the historic environment and on design (NPPF para 28). The national Planning Practice Guidance (PPG) is clear that, where relevant, neighbourhood plans should include enough information about heritage to guide planning decisions and to put strategic heritage policies into action at a neighbourhood scale.</p> <p>Your plan has identified heritage assets in the area and includes a positive strategy to safeguard those elements that contribute to their significance. The plan appears to be based on proportionate, robust evidence. Evidence should focus on what makes assets significant and, where relevant, vulnerable. You have used support from your local authority and suitable professional advisers. Your plan addresses non-designated heritage assets. You have identified Local Green Space important to the community because of its historical significance. You have included a design policy to identify the special qualities of the area and explain how this should be reflected in development. You have included separate community projects which are appropriate.</p>	
National Grid (Avison Young)	<p>National Grid has appointed Avison Young to review and respond to Neighbourhood Plan consultations on its behalf. We are instructed by our client to submit the following representation with regard to the current consultation on the above document.</p> <p>Following a review of the above document we have identified the following National Grid assets as falling within the Neighbourhood area boundary: Electricity Transmission - Asset Description: XB ROUTE: 275Kv Overhead Transmission Line route: HARKER - STELLA WEST A plan showing details of National Grid's assets is attached to this letter. Please note that this plan is illustrative only.</p>	<b>Noted, no amendments required.</b>



Consultee	Comment	Response/ proposed change
	<p>National Grid also provides information in relation to its assets at the website below <a href="http://www2.nationalgrid.com/uk/services/land-and-development/planning-authority/shapefiles/">www2.nationalgrid.com/uk/services/land-and-development/planning-authority/shapefiles/</a></p> 	
<p>Brian and Sue Cantwell (residents)</p>	<p>We would firstly comment that the draft document offers a comprehensive picture of both the neighbourhood and the future needs of the village. Accordingly, we shall restrict our response to underlining what we feel are the centrally important aspects of The Plan.</p>	<p><b>Support welcomed and comments noted; no amendments required.</b></p>

Consultee	Comment	Response/ proposed change
	<p>The draft paints a vibrant picture of a village that is growing; 20% increase in population in 20yrs. Residents stress that they wish to build on their village identity and not become a ‘dormitory’ of Hexham. This view fits with high scores on Quality of Life. The supportive features in that regard are a variety of local shops and services. The village has 2 schools (one refurbished in recent years) and a busy Health Centre, as well as a thriving pharmacy.</p> <p>Whilst Covid has served to encourage local shopping it should be noted that small shops and services can become vulnerable if they do not receive active support from local people /authorities. National observations are that many people have returned to their pre-covid pattern of not shopping locally any longer.</p> <p>The draft convincingly sets out the following key viability elements going forward, which are positive &amp; we would endorse.</p> <ol style="list-style-type: none"> <li>1. Maintain the current population levels with their well-balanced age groups.</li> <li>2. Match housing provision with local need through active consultation from the outset. Particularly ensure that affordable housing is available to accommodate young adults who wish to remain living in the Haydon Bridge locality.</li> <li>3. Active support to local business, with reference to the post-Covid growth &amp; opportunities in relation to tourism</li> <li>4. Maintain sustainable travel and transport facilities.</li> <li>5. As a village that suffered grievously from flooding in 2005 and 2015, continue to give energy and time to flood initiatives, as well as high priority to local and national initiatives relating to Climate Change.</li> </ol>	
Steven Ford (resident)	Congratulations and thanks to all who have worked so hard on this!	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Andy Collier (resident)	An impressively thorough plan which lays out an appealing future for Haydon Bridge.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	A very comprehensive plan - almost too comprehensive for easy evaluation! Well done.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	A lot of hard work and people should be commended for the time and effort put in. I am sure not all will agree with the entire plan, but I do feel it is a good move forward.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Hoping that 'the powers that be' take more notice of these stipulations than they have by ignoring such in the past. Well done those who have prepared all this documentation.	<b>Support welcomed and comments noted; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Section 3 (key issues - general)</b>	
Greenwich Hospital (Strutt & Parker)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Agree with the key issues for the plan to address. Castles and Coasts (CHA) also recognise the lack of affordable housing in the Haydon Bridge Parish and are actively seeking new opportunities to deliver new, sustainable affordable homes for residents in need. CCHA will endeavour to bring forward sustainable developments that respond to new construction requirements and will seek to align the selection of house types and the design of schemes with the Parish's character as much as possible.	<b>Support welcomed and comments noted; no amendments required.</b>
Carole McGivern (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Tessa Jane Simmonds (resident)	Do not agree with the key issues for the plan to address. The most immediate issue is support to existing businesses so that Haydon Bridge can remain a hub. Currently we are being forced to go to Hexham to access shops as parking spaces have been removed in Haydon Bridge making access to local services and businesses impossible.	<b>Noted, no amendments required.</b> The key issues were identified through early engagement and the steering group then considered how these could be addressed through planning policies and community actions. A number of policies within the Northumberland Local Plan will ensure that Haydon Bridge remains as a service centre. Neighbourhood plan policy H17 seeks to support the vitality and competitiveness of Haydon Bridge as a service centre, this includes the provision of sufficient parking. Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility.
Mary Milford (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Agree with the key issues for the plan to address. Very interested in the cycle lane to Hexham, also think there needs to be more done to promote cheaper (more affordable) public transport to Hexham/Newcastle/Carlisle. Whilst tourism is a good thing for the village, parking for tourists needs to be addressed as well as keeping a neighbourhood feel. More affordable housing does need to be built rather than profitable large homes.	<b>Support welcomed and comments noted.</b> Policies H2 and H20 seek to ensure that the ability to access public transport is improved, however the provision of public transport cannot be managed through planning policies. <b>Amend</b> community action to capture improvements to public transport. Policy H17 seeks to support the vitality and competitiveness of Haydon Bridge as a service centre, this includes the provision of sufficient parking. Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility. With regard to affordable housing, policy H14 seeks to ensure that a mix of housing types and tenures are delivered in the parish to meet identified needs.
Steven Ford (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Peter Fletcher (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Agree with the key issues for the plan to address. Parking in the village centre needs to somehow be extended. Some visitors to our holiday cottage are put off both stopping and dining out because of the lack of parking facilities and go elsewhere.	<b>Support welcomed and comments noted; no amendments required.</b> There are a number of policies within the plan which seek to ensure sufficient car parking is provided as part of new development (H6, H16, H17 and H20). Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility.
Siobhan Stephenson (resident)	Agree with the key issues for the plan to address. By far the most important are those that address the climate and ecological emergency	<b>Support welcomed and comments noted; no amendments required.</b>
Ann Lindsey (resident)	Partly agree, the environment is a priority. However, anti-social behaviour and alcoholism is rife, what about young people	<b>Support welcomed and comments noted; amend to</b> include a community action regarding anti-social behaviour.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	<p>Agree with the key issues for the plan to address. Key issues should include improving road safety by introducing better traffic calming devices, such as speed cameras on Ratcliffe Road and speed humps on Church Street.</p> <p>Also, there is no mention of tackling the increasing incidents of anti-social behaviour, in particular the number of young people who regularly cycle on the pavements, endangering the safety of residents. This is an illegal action for anyone over the age of 10 years and should be dealt with accordingly.</p> <p>The need for Community Policing has not been mentioned. One would have thought that this would be of more importance and benefit to the Parish than a Saturday Market, for instance.</p>	<b>Support welcomed and comments noted; amend to</b> include reference to traffic management in community actions and also a new community action regarding anti-social behaviour.



Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Carole Price (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Agree with the key issues for the plan to address. Concern over parking in the village.	<b>Support welcomed and comments noted; no amendments required.</b> There are a number of policies within the plan which seek to ensure sufficient car parking is provided as part of new development (H6, H16, H17 and H20). Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility.
Mr J G Galbraith (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Barbara Wardle (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Mark l'Anson (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
No name provided 2 (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Agree with the key issues for the plan to address. The impact of housing development on Haydon Bridge village and consequently, in terms of parking and of access to services, impacts on everyone wherever they live in the parish. I'm pleased to see a focus on support and development of both businesses and tourism.	<b>Support welcomed and comments noted; no amendments required.</b> There are a number of policies within the plan which seek to ensure sufficient car parking is provided as part of new development (H6, H16, H17 and H20). Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility.
Henry Swaddle (resident)	Agree with the key issues for the plan to address. Ensure provision of school and medical facilities adequate for any increase in village population.	<b>Support welcomed and comments noted; no amendments required.</b> The Northumberland Local Plan includes planning policies regarding the provision of infrastructure to support a growing and changing population.
Gillian Plaice (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Agree with the key issues for the plan to address. I am particularly drawn to the key concern - Protection and enhancement of community facilities and services – in particular for older people and young people. I think there is an implication here for retail business / services and a need to safeguard their future expansion. This should include preserving current redundant retail space for that specific function.	<b>Support welcomed and comments noted; no amendments required.</b> Policy H16 provides support for proposals to enhance the provision of community services and facilities. The plan contains several community actions in appendix 1 which seek to ensure the community is vibrant and thriving, this includes actions regarding the provision of services and facilities for older and younger people.
Jackie Armstrong (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Agree with the key issues for the plan to address. The key issues recognised are essential aspects for future development in both the village centre and surrounding Parish. If addressed they will create a	<b>Support welcomed and comments noted; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
	viable future for the residents of Haydon Parish, while retaining the atmosphere and character of a rural Northumberland village.	
Dennis and Janet Cowings (residents)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Agree with the key issues for the plan to address. Certainly, ensuring that H.B. does not become a dormitory town for Hexham by promoting as much locally based business in balance with the housing.	<b>Support welcomed and comments noted; no amendments required.</b>
James Ritchie (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	I don't agree with some of them. Design for housing and new schemes should be determined by the Planning Authority.	<b>Noted, no amendments required.</b> The local planning authority will remain the decision-making body for planning applications. However, neighbourhood plans can provide important local design guidance to guide planning decisions.
David Thornhill (resident)	Agree with the key issues for the plan to address. The risk of becoming a dormitory town to Hexham is not limited to that. Our good transport	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
	links bring Carlisle and Newcastle within reach. However, this is also an opportunity.	
Avril Kirsopp (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Agree with the key issues for the plan to address.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Agree with the key issues for the plan to address. Parking is an issue, but more thought needs to go into it as Ratcliffe Road has been self-defeating in its design. A lot of money spent to gain 4 more parking spaces overall.	<b>Support welcomed and comments noted; no amendments required.</b> There are a number of policies within the plan which seek to ensure sufficient car parking is provided as part of new development (H6, H16, H17 and H20). Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility.
<b>Policy/ paragraph</b>	<b>Section 4 - vision and objectives (general)</b>	
Greenwich Hospital (Strutt & Parker)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement. CCHA have experience in delivering affordable housing in protected areas and as such, protecting communities' characteristics whilst also providing energy efficient and healthy living environments are a key driver for CCHA. CCHA's portfolio of developments is identifiable for the high-quality design of external and internal space to meet the needs of our customers and to integrate seamlessly with local existing communities. We seek to incorporate areas of green space, protect wildlife and connect into local amenities in all of our developments.	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
	<p>CCHA provide mixed tenure schemes, (made up of affordable rent, shared ownership, rent to buy and outright sale,) our affordable housing can be accessed to various brackets of affordability ensuring our housing programme is inclusive.</p> <p>Following the UK Government's Zero Carbon Policy commitment to 2025, CCHA are taking a proactive approach in our developments, and are currently evaluating options and energy solutions. CCHA has a 'fabric first' approach to new housing which in practice means that we are driven to tackle fuel poverty and vastly reduce energy bills for customers.</p>	
Carole McGivern (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Do not agree with the vision, outcomes and objectives for the plan along with the sustainability statement. There is no point in thinking about more houses if there is such limited parking, access to local services and poor public transport links and poor wifi.	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new housing. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role.
Mary Milford (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Steven Ford (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Peter Fletcher (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>



Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Alex Turnbull (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement. It is good to see that the effects of climate change are in many of the objectives, and that there is a separate statement about this to emphasize its importance. It is also good to see acknowledgement that our community will have to support each other and become more resilient in dealing with the effects.	<b>Support welcomed and comments noted; no amendments required.</b>
Ann Lindsey (resident)	Partly agree.	<b>Noted, no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Resident – no details provided	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Barbara Wardle (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	I do not agree with the process that you have selected the non-designated heritage assets referred to in objective 2.	<b>Noted, no amendments required.</b> See response to comment on policy H7.
Esmond Faulks (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement. Make the village a more attractive location with attention to flower beds, weeds, litter and dog mess enforcement. Adequate parking provision is essential.	<b>Support welcomed and comments noted; no amendments required.</b> Community action 3b commits the parish council to establishing a group to undertake regular village enhancement work. With regard to parking, there are a number of policies within the plan which seek to ensure

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
		sufficient car parking is provided as part of new development (H6, H16, H17 and H20). Community action 7e commits the parish council to work with the county council to seek to improve parking and accessibility.
Gillian Plaice (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement. Section 4 gives very clear objectives - if followed the infrastructure of the Parish will be guided through future developments in a very diverse and sustainable manner.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Donald Price (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement. Great to think ahead 15 years.	<b>Support welcomed and comments noted; no amendments required.</b>
James Ritchie (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	I disagree with some of the outcomes particularly development.	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new development. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role.
David Thornhill (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Agree with the vision, outcomes and objectives for the plan along with the sustainability statement.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Objective 6. New industry should be done near the A69 for ease of access and somewhere that deliveries no longer have to come through the village centre.	<b>Noted, no amendments required.</b> The plan does not propose allocations for employment development as the Northumberland Local Plan contains several policies to support economic development in appropriate locations.

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Paragraph 4.3</b>	
Northumberland County Council	Typo: 'haver' should read 'have'.	<b>Comments noted, amend as suggested</b>
<b>Policy/ paragraph</b>	<b>Objectives (general)</b>	
Northumberland National Park Authority	7 original objectives of the plan have been retained. NNPA was in support of the objectives, specifically the focus on climate change and the actual settlement of Haydon Bridge and continues to support these objectives.	<b>Support welcomed and comments noted; no amendments required.</b>
Environment Agency	We welcome and support the objectives of the Neighbourhood Plan, particularly the objectives for the natural environment.	<b>Support welcomed and comments noted; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Objective 4: Housing</b>	
Northumberland County Council	<p><i>"Supporting small scale housing developments in order to meet the identified needs of the local community and protect the important rural character of the area."</i></p> <p>This is not in general conformity with Policy GD1 of the Tynedale LDF Core Strategy (2007) or Policy STP1 of the emerging Northumberland Local Plan, both of which identify Haydon Bridge as a settlement that will be a focus for development that will help to maintain and strengthen its role. This objective seeks only to meet local needs. This fails to meet the basic conditions in that it is not in general conformity with the relevant strategic policies. Reference to 'small scale' is inappropriate and undefined. Whilst the drafting of this Objective may reflect the expectation or aspiration of the Parish Council and the local community it does not currently reflect what will be required to meet the basic conditions. The Objective should be modified since this will form the foundation for any relevant planning policies concerning housing development.</p>	<b>Comments noted, amend</b> to refer to supporting housing development appropriate to the role of Haydon Bridge as a Service Centre.

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Policy H1 – Sustainable development</b>	
Northumberland County Council	<p>Typo: remove 's' from enhance (bullet g).</p> <p>Bullet point j) paraphrases and repeats the intention of strategic and non-strategic planning policies in the emerging Northumberland Local Plan, specifically Policy INF 1 and Policy INF 6. It is not appropriate for a neighbourhood plan to create a generalised and strategic policy on the matter of securing infrastructure necessary to serve development. Infrastructure requirements must be identified and assessed in regard to the impact their costs may have on the deliverability of a plan at the plan making stage. This requirement is set out at paragraph 34 of the National Planning Policy Framework (NPPF). The Plan and its supporting evidence do not address this matter and therefore fails to meet the basic conditions in that it does not have regard to requirements set out in national policy and guidance.</p> <p>The Parish Council would need to present evidence that demonstrates what this part of Policy H1 actually requires a developer to provide by way of 'local infrastructure', and what this means in practical terms to the cost of development. Without this evidence, and a clear definition about what this part of the policy means, any expectations the Parish Council may have in regard to what would constitute 'local infrastructure' would be open to a wide interpretation. Policy H1 is therefore imprecise, it could not be used with any degree of consistency or certainty by a decision-maker and therefore fails to meet the basic conditions in that regard.</p> <p>The matter of infrastructure provision in general terms, and the need to provide infrastructure that is necessary to support new development is addressed in the emerging Northumberland Local Plan at Policy INF 1 and Policy INF 6. Modifications now proposed to the emerging Local Plan creates various standards for infrastructure</p>	<p><b>Comments noted, amend</b> to correct typo and remove criterion 'j'. Explain within the supporting text that infrastructure matters are included within the local plan. Disagree that criterion 'g' should be deleted, this is of importance given a large part of the plan area contains nationally protected landscapes. However, it is considered appropriate to <b>amend</b> criterion 'g' to ensure consistency with policy H9.</p>



Consultee	Comment	Response/ proposed change
	<p>provision to meet the needs arising from new development; and the impact on development viability has been rigorously scrutinised through an independent examination process. The emerging Local Plan is at an advanced stage and consultation has ended on the modifications proposed to meet the Planning Inspector's requests. It is not guaranteed that the Local Plan will be brought into force. However, the evidence that demonstrates the cost of infrastructure that can reasonably be sought has been found to be sound by the Planning Inspector conducting the examination of that Plan. It is therefore reasonable, at this point in time, to expect the emerging Local Plan to proceed relatively swiftly towards adoption.</p> <p>Bullet point g) is unnecessary as it repeats the intentions of Policy H9 which far better articulates the local characteristics that relevant evidence identifies as being locally important and valued. We recommend deleting this part of Policy H1 since repetition of policy does not increase its strength in the decision-making process.</p>	
Northumberland National Park Authority	Pleased to see that alterations previously proposed to Policy H1 regarding biodiversity net gain and landscape quality have been retained.	<b>Support welcomed and comments noted; no amendments required.</b>
Environment Agency	We support the objectives of this policy.	<b>Support welcomed; no amendments required.</b>
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Support the policy. In addition to the above statement, we would flag that sustainability is a broad area of considerations and that the policy should avoid being overly prescriptive in application.	<b>Support welcomed and comments noted; no amendments required.</b> It is considered that the policy is written in such a way as to ensure it is not applied in an overly prescriptive manner.

Consultee	Comment	Response/ proposed change
	<p>CCHA commission highly experienced Civil Engineers to investigate potential flood risks on all our of schemes. Our drainage strategies for developments include capacity for a one in one-hundred years storm event; to ensure drainage solutions have maximum capacity for rare weather events.</p> <p>All infrastructure on our developments is assessed by Civil Engineers to ensure our developments do not constrain the local communities infrastructure. Naturally, new infrastructure may be installed in order to increase capacity of original systems or to service the development entirely separately.</p>	
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy. Promote development with less concrete and hard services such as grass roofs.	<b>Support welcomed and comments noted; no amendments required.</b> Policy H6 seeks to ensure that new development incorporates measures such as green roofs. Page 46 of the design codes also states that hard standing and driveways should be constructed from porous materials and page 61 addresses sustainable drainage features.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Steven Ford (resident)	Support the policy. It is hard to overstate the risk of future flooding! Unless extremely large scale measures are implemented immediately the whole of Tynedale is at risk of major damage - including loss of life. Nothing can be done to prevent the rainfall but many things can be done to moderate the flow rate of the Tyne.	<b>Support welcomed and comments noted; no amendments required.</b> There is substantial national and local planning guidance and evidence regarding flood risk and new development, including that contained within national planning practice guidance and that prepared to inform the emerging Northumberland Local Plan (strategic flood risk

Consultee	Comment	Response/ proposed change
	<p>Specifically, to safeguard HB we need to have flow restrictors built at the southern end of the Allen Banks gorge (<a href="https://what3words.com/ship.formed.exits">https://what3words.com/ship.formed.exits</a>) and west of the Ridley Bridge (<a href="https://what3words.com/sideboard.proposals.steams">https://what3words.com/sideboard.proposals.steams</a>). These will allow the flood plains up river from them to accommodate the excess water for a few hours and allow a manageable flow rate down river.</p> <p>These proposals are major civil engineering works and would need county or region or even central funding.</p>	assessment and water cycle studies). It is not necessary to repeat this within the neighbourhood plan. Policy H5 does however support the development of flood prevention and alleviation schemes. The plan also includes a community action to work with the Environment Agency, county council and Northumbrian Water on flood prevention initiatives to reduce the risk of flooding.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
D Astley (resident)	Support the policy. Try to use land that has already had buildings on it or already developed (e.g. old factories or builders yards).	<b>Support welcomed and comments noted; no amendments required.</b> Criterion 'a' encourages the re-use of previously developed land and buildings.
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Support the policy.	<b>Support welcomed; no amendments required.</b>
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy. Policy H1b. "Minimise the impact and mitigate the likely effects of climate change, including flood risk" must take account of both fluvial (river) flooding and pluvial (heavy rain) flooding, the latter in particular on the hillsides above the rives and close to streams that feed into the River South Tyne.	<b>Support welcomed and comments noted; no amendments required.</b> These matters are address within national planning policy and the Northumberland Local Plan (particularly policy WAT3)
Henry Swaddle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. Policy H1 Is correct to presume in favour of these 10 issues ( a - j ). The Parish having suffered from past flooding that impacted the low lying village centre very severely it is vital that every development incorporates measures of mitigation.	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. Haydon Bridge was going to become a smokeless zone nearly 50 years ago... what happened to the plan?	<b>Support welcomed and comments noted; no amendments required.</b> Smokeless fuel is now used, and the household survey illustrated that coal is used much less as the main fuel. Furthermore, there are policies and community actions in the plan to encourage green fuel/ heating.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Support the policy. All good - and for businesses to thrive they need a range of workshops/properties to work from.	<b>Support welcomed and comments noted; no amendments required.</b> The Northumberland Local Plan includes a number of policies to support economic development in the parish.
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	I disagree with elements/points in H1.	<b>Noted, no amendments required</b> as no details provided.
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Consultee	Comment	Response/ proposed change
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. But drainage must be addressed as the village grows.	<b>Support welcomed and comments noted; no amendments required.</b> These matters are address within national planning policy and the Northumberland Local Plan (particularly policy WAT2).
Policy/ paragraph	Policy H2 – Sustainable location of new development	
Northumberland County Council	<p>Suggest paragraph 1 of the policy would read better ‘...provided it complies with...’</p> <p>The second sentence of paragraph 2, which begins ‘Any development proposed in the countryside....’ introduces controls over residential development that do not exist in national planning policy. The paragraph reflects paras 84 and 85 of NPPF, which refer to supporting a prosperous rural economy and are not concerned with residential development. This section of policy H2 properly relates to the rural economy. However, the policy as a whole should be modified to reflect this. Currently it does not have regard to national policy and guidance and, by being more onerous than national policy it therefore fails to meet the basic conditions.</p> <p>Bullet points b) through to f) largely reflect what is in NPPF, paragraph 80, however, this national policy approach applies only to isolated homes in the countryside. Policy H2 should be modified to have regard to national policy and guidance.</p> <p>We note the recently revised NPPF at paragraph 80, in which the words ‘or innovative’ (which appeared in paragraph 79 of the previous version</p>	<b>Comments noted, amend as suggested</b> to better reflect national policy.

Consultee	Comment	Response/ proposed change
	of NPPF) have been removed. Bullet e) should be modified having regard to the current NPPF in order to ensure the Plan meet the basic conditions. We recommend modification as follows: ‘...e) i. is truly outstanding, reflecting the highest standards...’	
Northumberland National Park Authority	<p>In previous responses we requested that the wording of Policy H2 for development in the countryside is consistent with the NPPF wording however the wording of paragraph e is not the same as that of the most up to date NPPF (July 2021) which may cause confusion.</p> <p><u>Wording of Paragraph E:</u></p> <ul style="list-style-type: none"> <li>• e. A house, the design of which is of exceptional quality, in that it:</li> <li>• i. Is innovative, reflecting the highest standards in architecture and would help to raise standards of design more generally in rural areas; and</li> <li>• ii. Would significantly enhance its immediate setting</li> </ul> <p><u>Wording of NPPF:</u></p> <p>the design is of exceptional quality, in that it:</p> <ul style="list-style-type: none"> <li>• is truly outstanding, reflecting the highest standards in architecture, and would help to raise standards of design more generally in rural areas; and</li> <li>• would significantly enhance its immediate setting, and be sensitive to the defining characteristics of the local area</li> </ul>	<b>Comments noted, amend as suggested</b> to better reflect national policy.
Historic England	Reference in Policy H2(c) to enabling development is unnecessary. Enabling development is reserved for those exceptions “ <i>which would otherwise conflict with planning policies but which would secure the future conservation of a heritage asset</i> ” (NPPF para 208). It is not meant to be a ‘go to’ for a positive strategy for the historic environment. We suggest either removing criterion (c) or, if wanting to retain a criterion on optimum viable use, then amend (c) to read “ <i>Development that represents the optimal viable use of a heritage</i>	<b>Comments noted, amend as suggested</b> to retain reference to the optimal viable use of a heritage asset.

Consultee	Comment	Response/ proposed change
	<i>asset, and the public benefits of the proposal outweigh any harm caused;"</i>	
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Support the policy. The provision of affordable housing is paramount for the long-term sustainability of rural service centres and we would counter that whilst we always endeavour to locate viable opportunities within boundaries on occasion there can be deliverable and accessible land/or buildings that are essentially brownfield in nature that may fall outside of artificial boundaries that could provide housing for people genuinely in need.	<b>Support welcomed and comments noted; no amendments required.</b> Policy HOU7 of the Northumberland Local Plan supports the provision of affordable housing through the use of exception sites where there is evidence to support the need for the development.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Do not support the policy. Rather than large housing developments a few smaller redevelopments of brown field sites or old shops or old shops turned into housing would be much more sympathetic (eg the new properties on the old Sudamore garage site).	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new development. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role. However, the policies within the plan are clear that new development must be appropriate to the scale and character of the local area.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Steven Ford (resident)	<p>Support the policy. Any building on land that has been flooded within the last fifty years is profoundly unwise - unless or until the measures mentioned above are in place. At present severe damage or even destruction of property can be predicted with confidence.</p> <p>There is an immediate perceived risk of planning permission being sought on the three fields surrounding <a href="https://what3words.com/verifying.dribble.drooling">https://what3words.com/verifying.dribble.drooling</a>. I do hope that this will be resisted - no matter what the 'quality' of the proposal.</p> <p>Land between the bypass and the existing village properties is an obvious possibility. Especially as noise from the A69 will be greatly abated with the electrification of vehicles.</p> <p>Where substantial developments are permitted, such as to the west of the estate, I hope that preference will be given to proposals that embody 'Passivhaus' standard as a minimum and 'Aktivhaus' for preference. HB could become the standard bearer for the very best quality housing in the north east. Why not?</p>	<b>Support welcomed and comments noted; no amendments required.</b> There is substantial national and local planning guidance and evidence regarding flood risk and new development, including that contained within national planning practice guidance and that prepared to inform the emerging Northumberland Local Plan (strategic flood risk assessment and water cycle studies). It is not necessary to repeat this within the neighbourhood plan. The plan is not proposing to allocate specific land for development. With regard to standards for new housing development, the plan is not proposing specific standards, policy H3 does however support developments which embed a commitment to sustainable design and construction.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Do not support the policy.	<b>Noted, no amendments required</b> as no explanation of why policy is not supported.
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. The mix of social housing to other housing should not be disproportionate.	<b>Support welcomed and comments noted; no amendments required.</b> Policy H14 seeks to ensure that the mix of housing types and tenure delivered on housing sites should meet identified needs.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. Development within the settlement boundary will retain the residential village and reduce development sprawl into the	<b>Support welcomed and comments noted; no amendments required.</b>



Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
	surrounding countryside. The use of redundant farm buildings and settlements will make the retention of such structures viable for the future and therefore preserve their visual and historic aspects.	
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. A great need for 2-bedroom bungalows for pensioners, and 2 bedroom houses for starter homes, or downsizing.	<b>Support welcomed and comments noted; no amendments required.</b> These need for two-bedroom bungalows and starter homes was confirmed in the housing needs assessment.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	<p>Do not support the policy. It is important to retain green spaces within Haydon Bridge. I would not want to see Haydon Bridge itself becoming very built up. Infill and use of brownfield sites is fine, but I don't want to see the fields within Haydon Bridge built on. It is good to be able to walk out from your house and into fields - if these are gone, it will just encourage people to get in their cars and drive to open countryside!</p> <p>Also, I think parts e and f of the permitted development in the countryside are the thin end of the wedge - if redundant farm buildings are permitted to be developed into housing, then of course the owner will want to do that instead of looking for another use for them because they make more money. They will let them fall into disuse on purpose - have seen it happen many times!</p>	<b>Noted, no amendments required.</b> The plan proposes to protect a number of open and green spaces which have been identified as being valued by the local community. The settlement boundary included within the Northumberland Local Plan will protect the countryside from inappropriate development. Criterion 'e' reflected the previous version of national planning policy, this will be amended to reflect new national planning policy, in which reference is made to development being 'truly outstanding, reflecting the highest standards'. Criterion 'f' reflects national planning policy.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	Yes broadly - am not clear sometimes whether your reference to H.B. refers to the village or the parish. Those of us in Langley don't particularly identify with the village, more with the parish and the landscape. (Additional note on question text follows): Your paragraph "f" refers to the reuse of redundant/disused buildings for housing...workshops with or without housing attached ought to be just as valid.	<b>Support welcomed and comments noted.</b> Where there is reference to Haydon Bridge within the plan, this relates to the village, as the parish is called Haydon Parish. Criterion 'g' supports the growth and expansion of all types of business through conversion of existing buildings and well-designed new buildings. <b>Amend</b> policy and supporting text to ensure clarity that Langley is defined as a small village within the local plan.
James Ritchie (resident)	Support the policy. Plan needs to address development in other settlement areas within the Parish such as Langley.	<b>Support welcomed and comments noted. Amend policy</b> to ensure clarity that Langley is identified within the Northumberland Local Plan as a small village which would support a proportionate level of development.
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy. Any housing development outside the defined boundary - i.e. in the countryside, should be subject to the most rigorous requirements.	<b>Support welcomed and comments noted; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. g. As said before this should be done avoiding excess traffic through the village	<b>Support welcomed and comments noted; no amendments required.</b> Policy H20 seeks to ensure that new development includes appropriate highway mitigation measures.
<b>Policy/ paragraph</b>	<b>Policy H3 – Embedding energy efficiency and renewable energy</b>	
Northumberland County Council	Typo: Missing an 'of' between significance and a heritage asset (final paragraph)	<b>Comments noted, amend as suggested</b>
Greenwich Hospital	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
(Strutt & Parker)		
Castles and Coasts Housing Association	Support the policy. As mentioned earlier, CCHA's approach to the UK Governments Zero Carbon Policy is a proactive one. Our commissioned Architects, Engineers and Design Team are always actively researching new sustainable solutions to improve the efficiency of our homes. That said, the Neighbourhood Plan also needs to identify with the balance to be struck between high development cost in rural areas and the prioritisation of deliverable schemes.	<b>Support welcomed and comments noted; no amendments required.</b> The policy highlights that development which embed a commitment to sustainable design and construction will be supported, it does not put in place additional requirements.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. All new dwellings should use renewable energy (not biomass) but solar, hydro, pumps etc. This should be across England, not just Haydon Bridge. Innovative design should be celebrated and not vilified.	<b>Support welcomed and comments noted; no amendments required.</b> The policy highlights that development which embed a commitment to sustainable design and construction will be supported. The policy can only apply within the parish.
Steven Ford (resident)	Support the policy. Radical is good. Most of the UK housing stock is unsuitable for 21st century living. I hope that preference will be given to proposals that embody 'Passivhaus' standard as a minimum and 'Aktivhaus' for preference. HB could become the standard bearer for the very best quality housing in the north east. Why not? Remember what EF Schumacher said: "Only people who live in small houses can afford to be happy."	<b>Support welcomed and comments noted; no amendments required.</b> The policy highlights that development which embed a commitment to sustainable design and construction will be supported.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy. Why hasn't the Showfield Development and old fire station been sustainable – shocking.	<b>Support welcomed and comments noted; no amendments required.</b> The policies within the plan cannot be applied to development which has already gained planning approval.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Please ensure that another monstrosity similar to that barn-like structure on North Bank, is never allowed planning permission. It is an eye sore on what was a lovely part of our village.	<b>Noted, no amendments required.</b> Policy H6 includes detailed policy criteria on new design and the plan also includes design codes to seek to ensure that new development both conserves and enhances local distinctiveness.
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Resident – no details provided	Do not support the policy.	<b>Noted, no amendments required.</b>
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy. Must be in keeping with heritage buildings	<b>Support welcomed and comments noted; no amendments required.</b> Policy H6 includes detailed policy criteria on new design and the plan also includes design codes to seek to ensure that new development both conserves and enhances local distinctiveness.
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	I'm not sure whether to say yes or no to this policy. I agree with the principle but the policy itself is so weak as to be useless. How about insisting that no new homes should be built (or major conversion) unless their main heating source relies on renewables.	<b>Noted, no amendments required.</b> The approach suggested would not accord with national planning policy and therefore the policy would not meet the legal conditions required and would fail at examination.



Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	Not an easy one when successive governments have largely allowed the big housing developers to water down initial proposals for stronger sustainable design.	<b>Noted, no amendments required.</b> The policy highlights that development which embed a commitment to sustainable design and construction will be supported.
James Ritchie (resident)	Support the policy. Sustainable design within the Conservation Area needs to be dealt with sensitively regarding materials and detailing.	<b>Support welcomed and comments noted; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Policy H4 – Community energy and renewable energy technologies</b>	
Northumberland County Council	The first sentence is overly permissive. We would suggest adding the caveat that the proposal should comply with other relevant policies in the development plan.	<b>Comments noted, amend as suggested</b>
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Lisa Armour Brown and Ashley Hipkin (residents)	We like the pro energy efficiency stance for new development. Also, encouragement for community energy/renewable energy generation.	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. I would support a community renewable energy scheme (not biomass as this is essentially processed wood which defeats the point of moving away from burning things). Eg I would support a solar farm/wind farm/hydro scheme.	<b>Support welcomed and comments noted; no amendments required.</b> Biomass is identified in national planning policy as a renewable energy therefore it would not be appropriate to exclude it from the policy.
Steven Ford (resident)	<p>Support the policy. The south facing hillsides to the north of HB would be ideal for community scale solar power installations. All the local hill tops would be ideal for wind power.</p> <p>Para. 2.6 is very important! "Haydon Spa is located about a mile east of the village and is a warm natural sulphurous spring." Note the word WARM. I urge the formal evaluation of the potential for a community scale deep borehole geothermal system. We have objective evidence of geothermal heat within reach. To fail to exploit this would be daft. Boreholes in the valley bottom would avoid existing mineshafts. Such a scheme would require major funding but would pay dividends long term.</p> <p>Existing mineshafts themselves can be exploited for geothermal heat and some local shafts are deep - which in this context is good.  <a href="https://www.gsnp.org.uk/London/7_BanksGeothermalMinewater.pdf">https://www.gsnp.org.uk/London/7_BanksGeothermalMinewater.pdf</a></p>	<b>Support welcomed and comments noted; no amendments required.</b> The plan contains a number of community actions regarding sustainability and climate change, including exploring community led renewable energy options for the parish.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy. Let's just hope the government starts to create favourable conditions for these to be developed.	<b>Support welcomed and comments noted; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. Air and ground heat source pumps are not particularly efficient or economical. The concept is good; however the reality does not live up to expectations. Be very careful about introducing more of these systems into housing. Solar, wind and most especially water power are the more sustainable options, particularly as we are built around a main water course.	<b>Support welcomed and comments noted; no amendments required.</b> The policy provides examples of the different types of community scale renewable energy development. It is not expressing a preference in terms of delivery.
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy. I think it's important for the village to develop its own sources of renewable energy, particularly solar and wind.	<b>Support welcomed and comments noted; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.
Billie-Jo Blackett (resident)	Support the policy.	Support welcomed; no amendments required.
Paul Robson (resident)	Support the policy.	Support welcomed; no amendments required.
Cathy Stark (resident)	Support the policy.	Support welcomed; no amendments required.
Mark I'Anson (resident)	Support the policy.	Support welcomed; no amendments required.
No name provided 2 (resident)	Support the policy.	Support welcomed; no amendments required.
Kate Minto (resident)	Support the policy.	Support welcomed; no amendments required.
Henry Swaddle (resident)	Support the policy, whilst ensuring energy is not totally dependent on renewables that are weather dependent.	Support welcomed and comments noted; no amendments required.
Gillian Plaice (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. I fully support H4 policies for the Parishes ability to mitigate effects of global warming and support all future developments to be designed with guidance based on these policies.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. More information should be supplied to residents on what the ground sourced heat system entails.	<b>Support welcomed and comments noted; no amendments required.</b> Additional information will be provided to residents as part of any future work on delivering the community action.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	Support the policy.	Support welcomed; no amendments required.
James Ritchie (resident)	Support the policy.	Support welcomed; no amendments required.
Kevin Duffy (resident)	Support the policy.	Support welcomed; no amendments required.
David Thornhill (resident)	Support the policy.	Support welcomed; no amendments required.
Avril Kirsopp (resident)	Support the policy.	Support welcomed; no amendments required.
Leslie Norris (resident)	Support the policy.	Support welcomed; no amendments required.
<b>Policy/ paragraph</b>	<b>Paragraph 5.16</b>	
Northumberland County Council	The earlier of the two flood events mentioned was 2005, rather than 2006.	Comments noted, amend as suggested
Environment Agency	Paragraph 5.16 makes reference to the 2016 floods. This should be amended to state "2015 floods"	Comments noted, amend as suggested
<b>Policy/ paragraph</b>	<b>Policy H5 – Flood prevention and alleviation</b>	
Northumberland County Council	No comments	Noted, no amendments required.
Environment Agency	We support the inclusion of policy H5. However, would welcome the inclusion of wording that encourages development to flood zone 1.	Support welcomed and comments noted; no amendments required. It is not necessary to repeat other policies contained within the development plan.



Consultee	Comment	Response/ proposed change
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy. Some emphasis on re-establishing regular drain clearances and maintenance of long neglected roadside ditches across the catchment area should be done before we start building more.	<b>Support welcomed and comments noted; no amendments required.</b> Drain clearances and maintenance do not require planning permission, therefore this could not be managed through a planning policy. The plan does include a community action to work with the Environment Agency, county council and Northumbrian Water on flood prevention initiatives. This would include issues such as drain clearance and maintenance.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Any flood prevention scheme needs to have a plan in place for maintenance projects too.	<b>Support welcomed and comments noted; no amendments required</b> maintenance is referred to within the policy.
Steven Ford (resident)	Support the policy. It is hard to overstate the risk of future flooding! Unless extremely large scale measures are implemented immediately the whole of Tynedale is at risk of major damage - including loss of life. Nothing can be done to prevent the rainfall but many things can be done to moderate the flow rate of the Tyne.  Specifically, to safeguard HB we need to have flow restrictors built at the southern end of the Allen Banks gorge ( <a href="https://what3words.com/ship.formed.exits">https://what3words.com/ship.formed.exits</a> ) and west of the Ridley Bridge ( <a href="https://what3words.com/sideboard.proposals.steams">https://what3words.com/sideboard.proposals.steams</a> ). These will allow the flood plains up river from them to accommodate the	<b>Support welcomed and comments noted; no amendments required.</b> Policy H5 supports flood prevention and alleviation schemes. The plan also includes a community action to work with the Environment Agency, county council and Northumbrian Water on flood prevention initiatives. This would include issues such as drain clearance and maintenance.

Consultee	Comment	Response/ proposed change
	<p>excess water for a few hours and allow a manageable flow rate down river.</p> <p>These proposals are major civil engineering works and would need county or region or even central funding.</p> <p>Any building on land that has been flooded within the last fifty years is profoundly unwise - unless or until the measures mentioned above are in place. At present severe damage or even destruction of property can be predicted with confidence.</p>	
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. The improvement in the flow of water since the river was dredged speaks for itself. We strongly recommend that Thompsons are invited to repeat the process as soon as possible.	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to work with the Environment Agency, county council and Northumbrian Water on flood prevention initiatives. This would include matters such as dredging.
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.
Billie-Jo Blackett (resident)	Support the policy.	Support welcomed; no amendments required.
Paul Robson (resident)	Support the policy.	Support welcomed; no amendments required.
Cathy Stark (resident)	Support the policy.	Support welcomed; no amendments required.
Mark I'Anson (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy. Flood alleviation schemes are especially important in the hillsides around the parish and must be given at least equal focus to the prevention of river flooding.	<b>Support welcomed and comments noted; no amendments required.</b> Policy H5 supports flood prevention and alleviation schemes across the parish.
Henry Swaddle (resident)	Support the policy. Development in the flood plain should not be allowed and due regard paid to pluvial and fluvial conditions experienced.	<b>Support welcomed and comments noted; no amendments required.</b> There is substantial national and local planning guidance and evidence regarding flood risk and new development, including that contained within national planning practice guidance and that prepared to inform the emerging Northumberland Local Plan (strategic flood risk assessment and water cycle studies). It is not necessary to repeat this within the neighbourhood plan.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. This is the most important policy for the future wellbeing of all residents in the parish - it is vital that the historical and recent flooding from the river, streams and drains is acknowledged and Policy H5 covers all aspects and gives guidance to address and mitigate issues with future developments. The responsibility for future	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
	maintenance of water catchment schemes as a planning condition will ensure that developers know the implications and importance placed on this.	
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. The drains and gutters should be cleaned out regularly by NCC, and not just when asked.	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to work with the Environment Agency, county council and Northumbrian Water on flood prevention initiatives. This would include issues such as drain clearance and maintenance.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy. New building developments must be assessed regarding their impact on existing drainage systems and subsequent effect on flood risk to parish.	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy. Relevant agencies (e.g. the Environment Agency) are resistant to the principle of managing the River South Tyne. This river has been managed for centuries and the continuance of this practice should be encouraged (e.g. gravel removal).	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to work with the Environment Agency, county council and Northumbrian Water on flood prevention initiatives. This would include issues such as gravel removal.
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. But some people have to accept that they bought a house next to a river and we cannot keep building larger flood defences and spoil the look of the village.	<b>Support welcomed and comments noted; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Paragraph 5.27</b>	
Greenwich Hospital (Strutt & Parker)	The existing wording outlined below indicates that proposals that are inconsistent with the design statement should be refused. Given that the decision of approval vs refusal ultimately lies with the Local Planning Authority, would it be more appropriate in the context of the Neighbourhood Plan to use wording to indicate that proposals that are inconsistent with the design code and village design statement will not be supported, rather than refused?	<b>Noted, no amendments required.</b> As neighbourhood plans are part of the development plan it is appropriate for them to explain when planning permission should be approved or refused for different types of development.
<b>Policy/ paragraph</b>	<b>Policy H6 – Design</b>	
Northumberland County Council	For clarity, bullet point b) should refer to 'Neighbourhood Area' rather than 'plan area.'	<b>Comments noted, amend as suggested</b>

Consultee	Comment	Response/ proposed change
	In addition, we would advise deletion of 'and phased' as this suggests time limits or programmed development, which is not appropriate for the likely scale of development anticipated in the Parish.	
Northumberland National Park Authority	We are pleased to note that Policy H6 now reflects that an area of the parish is within the Northumberland Dark Sky Park.	<b>Support welcomed and comments noted; no amendments required.</b>
Historic England	In Policy H6(d), it would be better to say "... of heritage assets including that generated by the relationship with their setting".	<b>Comments noted, amend as suggested.</b>
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Support the policy. Whilst it is important housing developments are fitting with the area's character, it is important that the policy is not overly restricting as this could block the delivery of affordable housing. There are already significant cost constraints when delivering affordable housing in a rural area, such as, infrastructure implementation, increased land and material costs; therefore, an overly prescriptive policy may hinder the delivery of affordable housing thus hindering other Neighbourhood policies.	<b>Noted, no amendments required.</b> It is not considered that the design policy or design codes are overly restricting. The local community have clearly expressed the need for new development to conserve and enhance local distinctiveness.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Consultee	Comment	Response/ proposed change
Tania Wilson (resident)	Whilst I generally agree, we all know that stone-built houses are drafty and of a different time. Considerations needs to be given to modern building materials that can enhance the diversity and housing stock of the village. If we are truly to become a net zero village, we need to move with the times. The village is very pretty but there is room to be innovative with design whilst being sensitive to the existing buildings.	<b>Support welcomed and comments noted; no amendments required.</b> The policies within the plan and design codes support the use of modern building materials where they complement adjoining and surrounding buildings.
Steven Ford (resident)	Support the policy. Obsessing about existing design, construction and materials can be overdone. We need 21st and 22nd century buildings. New designs, methods and materials need to be encouraged. Radical is good.	<b>Support welcomed and comments noted; no amendments required.</b> The policies within the plan and design codes support the use of modern building materials where they complement adjoining and surrounding buildings.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.
Billie-Jo Blackett (resident)	Support the policy.	Support welcomed; no amendments required.
Paul Robson (resident)	Support the policy.	Support welcomed; no amendments required.
Cathy Stark (resident)	Support the policy.	Support welcomed; no amendments required.
Mark l'Anson (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. Little regard has been paid to these criteria in the past.	<b>Support welcomed and comments noted; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy. A further consideration maybe to include reference to designing - in vehicle recharging points.	<b>Support welcomed and comments noted; no amendments required.</b> Charging points are referred to within the design codes. In addition, policy H20 includes reference to the provision of charging points.
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. Policy H6 is clearly giving guidance for the village to retain its village character.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy. Important to consider how developments blend into the village when viewed from the top of the valley. It is noticeable how much the red brick of the Showfield stands out from the rest of the village when viewed from the top of the hill.	<b>Support welcomed and comments noted; no amendments required.</b> Criterion 'e' refers to the need to consider the impact of the development when viewed from surrounding areas of countryside. This is also referred to within the design codes.
Langley Furniture Works (Geoff Jackson)	Support the policy. Good, well written. "engagement" with developers should be an essential prerequisite not a subsequent confrontational add-on.	<b>Support welcomed and comments noted; no amendments required.</b> Unfortunately, it is not possible for a neighbourhood plan policy to require community engagement by developers.
James Ritchie (resident)	Support the policy. Solid masonry walls should be restricted to using lime mortar pointing and a need for greater consideration of developments within the conservation area. Inappropriate roof pitches, detailing and materials have been allowed by NCC planners over the past few years.	<b>Support welcomed and comments noted; no amendments required.</b> It is considered that the design policy alongside the design codes will provide the local planning authority with a greater understanding of design issues in the parish and provide the policy weight to allow the refusal of inappropriate development.
Kevin Duffy (resident)	I disagree with elements of this in the Parish Design Code.	<b>Noted, no amendments required</b> as no information provided as to which elements of the design code are not supported.
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. But had the local planning officer not gone against some of these ideas i.e. with the zinc roof house on the North Bank?	<b>Support welcomed and comments noted; no amendments required.</b> It is considered that the design policy alongside the design codes will provide the local planning authority with a greater understanding of design issues in the parish and provide the policy weight to allow the refusal of inappropriate development.
<b>Policy/ paragraph</b>	<b>Policy H7 – Heritage assets</b>	
Northumberland County Council	The identification of those non-designated assets described in Annex 4 must be supported by evidence.	<b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.
Historic England	Policy H7 goes little further than re-producing higher level policy. Instead, it should aim to add local depth to its application, or it might be regarded as redundant. The PPG says neighbourhood plan policies should be distinct to reflect and respond to the unique characteristics and planning context of the specific neighbourhood area for which they have been prepared.	<b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Tessa Jane Simmonds (resident)	Support the policy. Supportive and proactive maintenance of heritage assets should be encouraged. If development constraints are too onerous it is often easier for those responsible to allow such buildings to fall into disrepair.	<b>Support welcomed and comments noted; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Steven Ford (resident)	Support the policy. 'Heritage' assets can be overvalued. The future is more important than the past.	<b>Support welcomed and comments noted; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	<p>Do not support the policy.</p> <p>We attended your drop in event on Saturday 28th August and expressed our concerns re the non-designated heritage listing included within the Haydon Bridge Parish Plan. We were asked to formally email our concerns which we did on 2nd September and you replied on 14th September. You suggested a zoom meeting between yourselves, Jo-Anne Garrick planning consultant, and ourselves. This has not materialized although Peter Fletcher did email us on 14th September. You state that you will amend the plan and say:</p> <p>“I can confirm that there will be a need to amend the plan to ensure it is clear that it is not the intention to create a local heritage list in the neighbourhood plan. Also, to explain that non-designated assets are included on the HER. It is likely that the text within the next version of the plan will refer to the relevant NNPA Local Plan and Northumberland County Council Local Plan policies. Also, that it will</p>	<p><b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.</p> <p>It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record.</p>



Consultee	Comment	Response/ proposed change
	<p>contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.”</p> <p>There may be a promised major change on Policy 7 however we believe that we will not be given the opportunity to comment the amended plan before it is submitted. This is disappointing. (even though there has been a major change on policy H7).</p> <p>You are saying that the neighbourhood plan will not create a local heritage list, but it is likely to have that effect in practice – whatever the term used, you are calling these buildings non-designated heritage, and inclusion in the list, whatever it is called, is going to be argued to be significantly material in future planning decisions. You should therefore follow the proper procedures for local heritage lists, as below.</p> <p>You state in the email dated 14/9/21 that the revised plan “will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.” You however have still failed to provide a sound selection and scoring criteria which we have requested twice.</p> <p>Historic England’s advice on Local heritage listing states that you ‘should demonstrate accuracy to meet requirements set by selection criteria’. We should like to know why other Greenwich hospital houses identical to our own and within the Haydon Parish were not included in the list and of course until we have sight of the selection criteria and how individual properties have been scored this will be impossible to tell.</p>	<p>The suggested zoom call was replaced by a phone call between Chris Armstrong and Jo-Anne Garrick. There will be a further opportunity to comment on the draft plan when it is submitted to Northumberland County Council and the National Park Authority. These comments will then be considered by an independent examiner.</p>

Consultee	Comment	Response/ proposed change
	<p>Historic England also say you that should 'Advise (owners) of intension to locally list an asset and include an explanation of planning implication but it is important to put in place a process for handling requests not to designate.' We would like you to make this available to ourselves because we wish to object to the inclusion of this property.</p> <p>Best practise, according to the Civic Voice toolkit, includes writing to the owner. We have received no such letter, photograph, description of key features or justification of why it (Grindon farmhouse and farm yard) is included in the proposed list.</p> <p>James Ritchie admitted to carrying out a 'drive by' analysis of our farm and buildings. He used the Northumberland National Park Grundy Listing which was carried out on buildings in the Northumberland National Park in 1987.</p> <p>Grindon farm buildings listing HER number 14602 Full description "house Mid 19th century farm buildings round four sides of a farmyard. They are little-altered and contemporary with Grindon Farmhouse. The rear range is largely obscured by a later shed but the two-storey byres and stables to the left step nicely down the hill and form a group with the house. (GrundyGrade IV). (1)"</p> <p>Grindon farm house HER number 14602 Full description "Mid 19th century, built of coursed stone with ashlar dressings, Welsh slate roof with one corniced stone chimney and on rebuilt in brick. A standard two-storey, three-bay farmhouse. The door and lower windows replaced in the 20th century in original openings; the upper windows are original 12-pane sashes. Gabled roof with flat coping. (Grundy Grade IV). (1)"</p> <p>Both our farmhouse and buildings were graded Grundy IV</p>	

Consultee	Comment	Response/ proposed change
	<p>A definition of Grundy Grade 1V “in this survey ‘are those which , in the opinion of the researcher were worthy of inclusion in the gazetteer but which are not of special architectural or historic merit”. Jo-Anne Garrick was unaware of this definition.</p> <p>Please note also that the descriptions are now inaccurate... the farmhouse has had 2 extension and new pvc windows. The farmyard has undergone major changes as they are now 50% holiday cottages.</p> <p>There are a large number of identical Greenwich hospital properties in the parish but only a small number of Greenwich Hospital properties seem to have been included in your list. There is no evidence that this small selection is based on any logical process. We do not think our property is significant.</p> <p>I can provide a definitive list of all Greenwich hospital properties in the parish should you require it.</p>	
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Kate Minto (resident)	Do not support the policy. I have had to answer 'No' to this question because, although I support this policy in principle, I feel there is a lack of clarity around the heritage listings. Either a property is a listed building, or it isn't but Policy H7 seems to be creating a local list of ought-to-be-listed properties. This area has many properties that are of some historical interest that are not on the Annex 4 list but there is no mention of any criteria against which this list has been created. This section needs to be reconsidered and the criteria for inclusion on a list of non-designated heritage assets published. In an area that has hundreds of old buildings and similar heritage sites, perhaps the non-designated heritage assets should be those that do not fall within the parameters for listed buildings?	<b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.  It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record.
Henry Swaddle (resident)	Support the policy. Heritage acknowledgement is worthy, but this should not deter from new building of environmentally sound and good architectural value.	<b>Support welcomed and comments noted; no amendments required.</b> The intention of the policy is not to prevent new development, but to ensure that full consideration is given to the impact of the proposal on the significance of heritage assets.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy. Haydon Park House is in rapid decline due to neglect.	<b>Support welcomed and comments noted; amend</b> to include a community action regarding non-designated heritage assets and also refer to heritage at risk.
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Do not support the policy.  We attended your drop in event on Saturday 28th August and expressed our concerns re the non-designated heritage listing included	<b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local

Consultee	Comment	Response/ proposed change
	<p>within the Haydon Bridge Parish Plan. We were asked to formally email our concerns which we did on 2nd September and you replied on 14th September. You suggested a zoom meeting between yourselves, Jo-Anne Garrick planning consultant, and ourselves. This has not materialized although Peter Fletcher did email us on 14th September. You state that you will amend the plan and say:</p> <p>“I can confirm that there will be a need to amend the plan to ensure it is clear that it is not the intention to create a local heritage list in the neighbourhood plan. Also, to explain that non-designated assets are included on the HER. It is likely that the text within the next version of the plan will refer to the relevant NNPA Local Plan and Northumberland County Council Local Plan policies. Also, that it will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.”</p> <p>There may be a promised major change on Policy 7 however we believe that we will not be given the opportunity to comment the amended plan before it is submitted. This is disappointing. (even though there has been a major change on policy H7).</p> <p>You are saying that the neighbourhood plan will not create a local heritage list, but it is likely to have that effect in practice – whatever the term used, you are calling these buildings non-designated heritage, and inclusion in the list, whatever it is called, is going to be argued to be significantly material in future planning decisions. You should therefore follow the proper procedures for local heritage lists, as below.</p> <p>You state in the email dated 14/9/21 that the revised plan“ will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should</p>	<p>community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.</p> <p>It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record.</p> <p>The suggested zoom call was replaced by a phone call between Chris Armstrong and Jo-Anne Garrick. There will be a further opportunity to comment on the draft plan when it is submitted to Northumberland County Council and the National Park Authority. These comments will then be considered by an independent examiner.</p>

Consultee	Comment	Response/ proposed change
	<p>be included on the HER, where they are not already included.” You however have still failed to provide a sound selection and scoring criteria which we have requested twice.</p> <p>Historic England’s advice on Local heritage listing states that you ‘should demonstrate accuracy to meet requirements set by selection criteria’ .We should like to know why other Greenwich hospital houses identical to our own and within the Haydon Parish were not included in the list and of course until we have sight of the selection criteria and how individual properties have been scored this will be impossible to tell.</p> <p>Historic England also say you that should ‘Advise (owners) of intension to locally list an asset and include an explanation of planning implication but it is important to put in place a process for handling requests not to designate.’ We would like you to make this available to ourselves because we wish to object to the inclusion of this property. Best practise, according to the Civic Voice toolkit, includes writing to the owner. We have received no such letter, photograph, description of key features or justification of why it (Grindon farmhouse and farmyard) is included in the proposed list.</p> <p>James Ritchie admitted to carrying out a ‘drive by’ analysis of our farm and buildings. He used the Northumberland National Park Grundy Listing which was carried out on buildings in the Northumberland National Park in 1987.</p> <p>Grindon farm buildings listing HER number 14602 Full description “house Mid 19th century farm buildings round four sides of a farmyard. They are little-altered and contemporary with Grindon Farmhouse. The rear range is largely obscured by a later shed but the</p>	

Consultee	Comment	Response/ proposed change
	<p>two-storey byres and stables to the left step nicely down the hill and form a group with the house. (GrundyGrade IV). (1)”</p> <p>Grindon farm house HER number 14602</p> <p>Full description</p> <p>“Mid 19th century, built of coursed stone with ashlar dressings, Welsh slate roof with one corniced stone chimney and on rebuilt in brick. A standard two-storey, three-bay farmhouse. The door and lower windows replaced in the 20th century in original openings; the upper windows are original 12-pane sashes. Gabled roof with flat coping. (Grundy Grade IV). (1)”</p> <p>Both our farmhouse and buildings were graded Grundy IV</p> <p>A definition of Grundy Grade 1V “in this survey ‘are those which , in the opinion of the researcher were worthy of inclusion in the gazetteer but which are not of special architectural or historic merit”. Jo-Anne Garrick was unaware of this definition.</p> <p>Please note also that the descriptions are now inaccurate ...the farmhouse has had 2 extension and new pvc windows. The farmyard has undergone major changes as they are now 50% holiday cottages.</p> <p>There are a large number of identical Greenwich hospital properties in the parish but only a small number of Greenwich Hospital properties seem to have been included in your list. There is no evidence that this small selection is based on any logical process. We do not think our property is significant.</p> <p>I can provide a definitive list of all Greenwich hospital properties in the parish should you require it.</p>	
Eileen Charlton (resident)	Support the policy. Historical assets are important for future generations to appreciate.	<b>Support welcomed and comments noted; no amendments required.</b>



Consultee	Comment	Response/ proposed change
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Support the policy. No mention that I can see of the last remaining half a kiln chimney at Langley Brickworks. This is not on the Grade 2 listing list but should be. There used to be 3 higher chimneys, only this stub end remains.	<b>Support welcomed and comments noted; no amendments required.</b> The kiln is mentioned within the historic environment record listing for the brickworks and is therefore already identified as a non-designated heritage asset.
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
James Brown (resident)	Support the policy. But must be done fairly across the board as it has the potential to divide the community	<b>Support welcomed and comments noted.</b> Plan to be <b>amended</b> and policy deleted following feedback.
<b>Policy/ paragraph</b>	<b>Paragraph 5.39</b>	
Northumberland County Council	This paragraph includes a superfluous word: “The steering group identified <del>that</del> a number of important non-designated assets within the conservation area.”	<b>Comments noted, amend as suggested</b>
<b>Policy/ paragraph</b>	<b>Policy H8 – Haydon Bridge Conservation Area</b>	
Northumberland County Council	To easily identify each feature on the policies map, a key should be used giving individual identity to the features, e.g. CA1, CA2..etc.	<b>Comments noted, amend as suggested</b>
Historic England	In contrast, Policy H8 and its supporting text do set out specific themes, characteristics or features to be protected. It would be best to avoid the use of phrases such as “wherever possible” without also mentioning factors that should be taken into account when deciding what is possible or when alternatives might be necessary.	<b>Comments noted, amend as suggested</b>
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Gordon Currie (resident)	The conservation area needs to be treated as such with traditional materials being key to good quality design.	<b>Noted, no amendments required.</b> The key consideration is an assessment of the impact of a proposed development on the significance of the conservation area.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Certainly consider the existing buildings and village centre, but also realise that the village has changed over hundreds of years already so new development on the outskirts could contribute to a diverse and interesting village. (see my comments on H6).	<b>Support welcomed and comments noted; no amendments required.</b> It is not proposed to prevent change only to prevent development which does not preserve or enhance the character or appearance of the conservation area and its setting.
Steven Ford (resident)	Support the policy. Should Haydon Old Church be on the list?	<b>Support welcomed and comments noted; no amendments required.</b> The old church does not lie within the conservation area.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. May we politely point out that 36 Ratcliffe Road does not 'illustrate the shape of an earlier building, and building line of earlier arrangements of the street'. I think that you will find that it is actually number 38 that illustrates these architectural details. Please correct copy.	<b>Support welcomed and comments noted; amend as suggested.</b> The reference to 36 Ratcliffe Road reflected the text within the conservation area character appraisal, which is now understood to be incorrect.

<b>Consultee</b>	<b>Comment</b>	<b>Response/ proposed change</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Support the policy.	<b>Support welcomed; no amendments required.</b>
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. ... and Belmont Gardens and Chesterwood Bastles etc.	<b>Support welcomed and comments noted; amend</b> to include additional community action regarding the identification of other non-designated heritage assets that are not included on the Northumberland Historic Environment Record.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy. Haydon Park House is in rapid decline due to neglect.	<b>Support welcomed and comments noted; amend</b> to include a community action regarding non-designated heritage assets and reference to heritage at risk.
Andy Collier (resident)	Support the policy. Please see reference to preservation of shop / retail facilities made at question 1 above. I also wonder if the Oddfellows Hall on John Martin Street should be added to the list of buildings of interest?	<b>Support welcomed and comments noted.</b> The policy will not prevent the expansion of facilities where the development preserves or enhances the character or appearance of the conservation area and its setting. With regard to Oddfellows Hall, those buildings that are included in the policy are those referred to in the conservation area character appraisal. <b>Amend</b> to include additional community action regarding the identification of other non-designated heritage assets that are not included on the Northumberland Historic Environment Record and further community action to update the conservation area character appraisal.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. The conservation area protects the history and character of the village - policy H8 will protect the heritage of the village centre.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy. Residents who have inherited Heritage Shopfronts may be encouraged to maintain sympathetically their Shopfronts with technical advice and possibly financial assistance.	<b>Support welcomed and comments noted; no amendments required.</b> The design code provides guidance to seek to ensure that original design details should be retained and restored where necessary.
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy. Same as H6: Important to consider how developments blend into the village when viewed from the top of the valley. It is noticeable how much the red brick of the Showfield stands out from the rest of the village when viewed from the top of the hill.	<b>Support welcomed and comments noted; no amendments required.</b> The policy requires development to preserve or enhance the character or appearance of the conservation area, including its setting.
Langley Furniture Works (Geoff Jackson)	Support the policy. As above in reference to Langley - many key buildings including the original "village hall" room largely decayed, within the row of sawmill cottages opposite Buchan's Cottage.	<b>Support welcomed and comments noted.</b> Policy H8 related specifically the development that could impact on the conservation area. <b>Amend</b> to include additional community action regarding the identification of other non-designated heritage assets that are not included on the Northumberland Historic Environment Record.

Consultee	Comment	Response/ proposed change
James Ritchie (resident)	Support the policy. A need for greater consideration of developments within the conservation area. Inappropriate roof pitches, detailing and materials have been allowed by NCC planners over the past few years. Good new design should be encouraged and poor pastiche rejected.	<b>Support welcomed and comments noted; no amendments required.</b> The policy requires development to preserve or enhances the character or appearance of the conservation area, including its setting.
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy. H8 f onwards should include the whole of Ratcliffe Road and Church Street - along with Shaftoe Street the historic footprint of the village. Also Garden House on North Bank is a serious omission. It appears on early maps as a chapel - it may be one of the earliest church conservations.	<b>Support welcomed and comments noted.</b> With regard to the other areas identified, those buildings that are included in the policy are those referred to in the conservation area character appraisal. <b>Amend</b> to include additional community action regarding the identification of other non-designated heritage assets that are not included on the Northumberland Historic Environment Record and further community action to update the conservation area character appraisal.
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Again something to divide the community	<b>Support welcomed and comments noted; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Policy H9 – Landscape</b>	
Northumberland County Council	No comments.	<b>Noted, no amendments required.</b>
Northumberland National Park Authority	We are pleased that Policy H9 now refers to the NNPA Landscape Character Assessment 2019.	<b>Support welcomed and comments noted; no amendments required.</b>
Greenwich Hospital	Support the policy.	<b>Support welcomed; no amendments required.</b>



Consultee	Comment	Response/ proposed change
(Strutt & Parker)		
Castles and Coasts Housing Association	Support the policy. New Development delivered by Castles and Coasts have a service charge attached to cover the grounds maintenance of our schemes. Ensuring we provide green space and an attractive landscape on our developments is a focal point of our schemes. However, it is worth noting service charges are paid by residents and tenants of that scheme, therefore, too high of landscape maintenance can make the homes unaffordable.	<b>Support welcomed and comments noted; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy. Smaller developments should be encouraged rather than huge clumps of houses like the Showfields.	<b>Support welcomed and comments noted; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Watson's Garage. hmmm, I would not say that is an enduring feature of the village. Maybe get the antiques shop tidied up as that is a true eyesore and the owner should be ashamed of themselves.	<b>Comments noted, amend</b> to remove reference to Watson's garage which has a historical relevance rather than being an important landscape/ gateway feature.
Steven Ford (resident)	Support the policy. You can never have too many trees!	<b>Support welcomed and comments noted; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	No more development.	<b>Noted, no amendments required.</b> Neighbourhood plans cannot place a blanket ban on all new development.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Do not support the policy.	<b>Noted, no amendments required.</b> No details provided on why the respondent does not support the policy.
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. Watson's Garage?	<b>Support welcomed and comments noted; amend</b> to remove reference to Watson's garage which has a historical relevance rather than being an important landscape/ gateway feature.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy. Could wildflower corridors be included in grass areas that are currently mown?	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action regarding habitat creation projects, which could include wildflower planting.

Consultee	Comment	Response/ proposed change
Andy Collier (resident)	Support the policy. I think the area to the west of Haydon Bridge is equally worthy of the landscape preservation measures which are designated (H9c) for the eastern zone.	<b>Support welcomed and comments noted; amend as suggested.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. Policy H9 needs to cover the whole of Haydon Parish - the landscape looking out to the countryside from the village - and also the vast scenic images from the surrounding hills with such a wide vista great care should protect from possible eyesores - I think these views have been protected with this policy.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Support the policy. Sure and even more important at Langley where a pod of parachuted in suburban houses in the old brickyard site would	<b>Support welcomed and comments noted; no amendments required.</b> The criteria within the policy will apply across the plan area.

Consultee	Comment	Response/ proposed change
	look as out of place as a supermarket dumped in Grey Street Newcastle or a casino in Church Street.	
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. New developments, especially on green field sites should have wildlife corridors built into them	<b>Support welcomed and comments noted; no amendments required.</b> It is considered that this matter would be considered as part of the application of the policy, particularly criteria 'd' and 'g'.
<b>Policy/ paragraph</b>	<b>Paragraph 5.58</b>	
Environment Agency	<p>After paragraph 5.58, we would welcome the inclusion of the following information on the following key species groups / considerations for biodiversity:</p> <ul style="list-style-type: none"> <li>The importance of the River South Tyne for migratory and non-migratory fish species and the natural habitats the river supports for them, such as gravels and natural bankside vegetation. The South Tyne supports Atlantic salmon, migratory and non-migratory trout, European eel, lamprey species and others.</li> </ul>	<b>Comments noted, amend as suggested</b>

Consultee	Comment	Response/ proposed change
	<ul style="list-style-type: none"> <li>Policy narrative linking to the importance of wildlife corridors and how the Green Infrastructure section deals with this.</li> </ul>	
Langley Furniture Works (Geoff Jackson)	Re Para 5.58 - nothing wrong with house sparrows let's hear it for the spotted flycatchers and redstarts....around the houses in Langley, probably at Chesterwood and New Alston too.	<b>Noted, no amendments required.</b> Paragraph 5.58 explains that birds are a key part of the biodiversity of the plan area.
<b>Policy/ paragraph</b>	<b>Policy H10 – Biodiversity</b>	
Northumberland County Council	<p>Paragraph 2. It is not appropriate to prescribe an amount by which biodiversity should be increased since no such requirement exists currently in national policy, guidance or legislation. However, in order to meet expectations set out in national policy and guidance it is necessary for development to provide a measurable net gain for biodiversity.</p> <p>We suggest re-wording: ‘Proposals should demonstrate how a measurable net gain for biodiversity, calculated in accordance with the latest Government policy and advice, will be secured...’.</p> <p>As currently worded, the policy does not mention specific spatial designations such as ancient woodland, SSSIs, Local Wildlife and Geological Sites and National Nature Reserves, which are shown on the policies map. This should be reviewed and the policy should be re-worded accordingly.</p>	<b>Comments noted, amend as suggested.</b>
Environment Agency	After “To protect water dependent protected and priority species, developments on or near watercourses, drains, ponds or wetlands need to appropriately consider these species”, we would welcome the inclusion of the following text within the policy <i>‘and buffer built development from key habitats / areas to maintain corridors and allow for species dispersal’</i> .	<b>Comments noted, amend as suggested</b>

Consultee	Comment	Response/ proposed change
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Support the policy. As above, CCHA are supportive of biodiversity, as long as this does not restrict the scheme coming forward entirely.	<b>Support welcomed and comments noted; no amendments required.</b> If a development conflicts with the requirements of the policy it should not be permitted.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Steven Ford (resident)	Support the policy. The flood plain to the east of the village - <a href="https://what3words.com/grief.dignity.rich">https://what3words.com/grief.dignity.rich</a> - could be developed as a parish wildlife reserve. Current <a href="#">evidence</a> shows that passive reforestation has the greatest benefit of any potential intervention.	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to develop community spaces and habitat creation projects.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Consultee	Comment	Response/ proposed change
Siobhan Stephenson (resident)	Support the policy.	Support welcomed; no amendments required.
Ann Lindsey (resident)	Support the policy.	Support welcomed; no amendments required.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	Support welcomed; no amendments required.
Carole Price (resident)	Support the policy.	Support welcomed; no amendments required.
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy. Could wildflower corridors be included in grass areas that are currently mown?	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action regarding habitat creation projects, which could include wildflower planting.
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Eileen Charlton (resident)	Support the policy. Policy H10 aims to protect the existing habitats and species which is very diverse. The Parish has a very wide range of habitats from riverside to ancient woodland and open fells all different. Creation of new habitats should not impact on existing ones.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy. If developers are given the opportunity to compensate for (I assume this means financial compensation) loss of biodiversity, rather than avoid it, then they will take this route, even if it is stated as a last resort. I suggest deleting this part to ensure that other solutions are found.	<b>Support welcomed and comments noted; no amendments required.</b> The reference to compensation reflects national planning policy. To remove it would result in the plan conflicting with the national policy.
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Kevin Duffy (resident)	Do not support the policy.	<b>Noted, no amendments required.</b> No explanation is included as to why the policy is not supported.
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy to a degree.	<b>Noted, no amendments required.</b> No explanation is included as to why the policy is only supported 'to a degree'.
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Paragraph 5.68</b>	
Langley Furniture Works (Geoff Jackson)	Re 5.68 more down to earth understandable signage so that there is space for dogs to crap and children to play. It has never worked well on the playing area above the primary school.	<b>Noted, no amendments required.</b> Planning policies cannot control this matter. The plan includes a community action regarding enhancement projects to improve the general appearance of the village.
<b>Policy/ paragraph</b>	<b>Policy H11 – Green Infrastructure</b>	
Northumberland County Council	<p>Green Infrastructure includes other designations (those in Policy H10, H12 and H13) and the policy and policies map should be amended to include these plus other areas identified in the Natural Environment Background Paper.</p> <p>For clarity, suggest deleting 'When determining planning applications' from the second sentence of paragraph 1.</p> <p>Bullet point b) is difficult to interpret. We suggest replacing with: 'b). Where applicable, contribute new elements of green infrastructure appropriate to the location;'</p> <p>For clarity we suggest re-wording bullet point e):</p>	<b>Comments noted, amend</b> policy H11 and the policies map as suggested. Also <b>amend</b> background paper.

Consultee	Comment	Response/ proposed change
	‘Allow the movement of wildlife and provide habitats for species in the design of gardens and boundary treatments and other relevant features, using locally native species;’ Giving examples within a policy is not necessarily helpful to the policy’s interpretation, it is better to be definitive. We recommend reviewing the policy in this regard and, if necessary, strengthening expectations on interpretation through the supporting text.	
Northumberland National Park Authority	Policy H11 We note that there are still no mention of where the Green and Blue Infrastructure would be located as it is does not appear to be displayed on the draft policies map.	<b>Noted</b> , paragraph 5.645 of the plan explains that as a result of the importance of green infrastructure within the built-up area, the policies map only defines this element of the network. However, this approach will be <b>amended</b> following the suggestions from the county council.
Environment Agency	In order to positively create, protect and enhance the networks of biodiversity and green infrastructure, we recommend the inclusion of wording regarding some of the methods of protecting important wildlife corridors, such as rivers and watercourses. These include appropriate buffering of development to prevent severing of these networks that allows species and people to use and enjoy them.  When it comes to dynamic habitats such as rivers and watercourses this also includes considering their movement over time, giving them enough room to move naturally and prevent them coming into conflict with future development such as erosion risks.	<b>Comments noted, amend as suggested</b>
Greenwich Hospital (Strutt & Parker)	Support the policy, where practical to do so, with consideration given to ownership of private land (i.e. neighbouring development).	<b>Noted, no amendments required.</b> The first sentence of the policy states ‘where practical’. Landownership is a private matter, and it would not be possible to control this through the planning process.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Now that the private land west of Belmont has been portioned into smaller plots for sale, could a community orchard be placed in one of these plots? The path through the highschool and up to Peelwell is now closed during school hours. This is to the detriment of local walkers.	<b>Support welcomed and comments noted; no amendments required.</b> The issues identified are not matters which would require planning permission. The land at Belmont is on the market as a whole site with planning permission for housing. The community orchard matter is addressed in community action 3a. In relation to high school access this is a matter for the county council and the path referred to has never been designated as a public footpath
Steven Ford (resident)	Support the policy. The flood plain to the east of the village - <a href="https://what3words.com/grief.dignity.rich">https://what3words.com/grief.dignity.rich</a> - could be developed as a parish wildlife reserve. Current <a href="#">evidence</a> shows that passive reforestation has the greatest benefit of any potential intervention.	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to develop community spaces and habitat creation projects.
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Ann Lindsey (resident)	Support the policy.	Support welcomed; no amendments required.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	Support welcomed; no amendments required.
Carole Price (resident)	Support the policy.	Support welcomed; no amendments required.
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.



<b>Consultee</b>	<b>Comment</b>	<b>Response/ proposed change</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Eileen Charlton (resident)	Support the policy. This policy guides the future inclusion of green and rural aspect required which I fully support.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Policy H12 – Local green space</b>	
Northumberland County Council	No comments.	<b>Noted, no amendments required.</b>
Environment Agency	With respect to 5.68 and policy H12, it is noted that some of the green spaces are located within flood zones. Therefore, it is vital that Policy H12 is delivered in accordance with Policy H5. We would welcome reference to this within the policy or the policy narrative.	<b>Noted, no amendments required.</b> There are other policies within the development plan which would be applied alongside H12 should an application be submitted to develop sites within the flood zone.
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy. Because of the size of Haydon bridge would it not be better to put the green space on the outside and keep development condensed in the centre to reduce the overall footprint of the village and thereby reducing negative environmental effects.	<b>Support welcomed and comments noted; no amendments required.</b> The sites identified in policy H12 are demonstrably special to the local community and wish to see their protection through the neighbourhood plan. National planning policy is clear that access to a network of high-quality open spaces is important for the health and well-being of communities.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Both the high school and primary school need to keep this green space around them as it is important for children and young people to have easy safe access to open playing fields.	<b>Support welcomed and comments noted; no amendments required.</b>
Steven Ford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Do not support the policy. They will be full of dog sh*t, and dogs that are not controlled by owners	<b>Noted, no amendments required.</b> The sites identified in policy H12 are demonstrably special to the local community and wish to see their protection through the neighbourhood plan.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. There is no mention of the two green spaces to the rear of 30-48 Ratcliffe Road and surrounding the disabled bungalow. These green spaces are of great importance to the residents of said area. The flora and fauna in these spaces are significant, particularly the trees. Keeping these spaces safe from development of any kind is extremely important, unless the development is going to enhance their environmental significance, such as further planting of trees and native wildflowers. Protection from misuse and vandalism would also be appreciated. Speaking as one who is very interested in encouraging native wildflowers and wildlife, I would be happy to assist in any plans to make these areas into sustainable havens for wildlife.	<b>Support welcomed and comments noted;</b> discuss with landowner <b>amend</b> plan, policies map and background paper to include sites as protected open space.
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.
Billie-Jo Blackett (resident)	Support the policy.	Support welcomed; no amendments required.
Paul Robson (resident)	Support the policy.	Support welcomed; no amendments required.
Cathy Stark (resident)	Support the policy.	Support welcomed; no amendments required.
Mark l'Anson (resident)	Support the policy.	Support welcomed; no amendments required.
No name provided 2 (resident)	Support the policy.	Support welcomed; no amendments required.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Kate Minto (resident)	Support the policy.	Support welcomed; no amendments required.
Henry Swaddle (resident)	Support the policy.	Support welcomed; no amendments required.
Gillian Plaice (resident)	Support the policy.	Support welcomed; no amendments required.
No name provided 3 (resident)	Support the policy.	Support welcomed; no amendments required.
Andy Collier (resident)	Support the policy.	Support welcomed; no amendments required.
Jackie Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Eileen Charlton (resident)	Support the policy. These Local Green Spaces are all very important and loved by Haydonians and visitors too Its pleasing to see this is recognised in policy H12.	Support welcomed and comments noted; no amendments required.
Dennis and Janet Cowings (residents)	Support the policy.	Support welcomed; no amendments required.
Ida Burrows (resident)	Support the policy.	Support welcomed; no amendments required.
Anne Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Penny Wilkinson (resident)	Support the policy.	Support welcomed; no amendments required.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy. I think access to the river should be incorporated into this policy (unless covered further on). There is at least one resident of Brigwood (west) who is currently attempting to block off access to the river by creating a wall and flower bed. Access to the river is an important local amenity and people should not be allowed to treat it as their private space.	<b>Support welcomed and comments noted; no amendments required.</b> Right of access is an issue that falls outside the planning system, so it could not be included as a policy within the plan.
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy. Suggest addition of the football/rugby athletic fields at Haydon Bridge High School.	<b>Support welcomed and comments noted; no amendments required.</b> The suggested sites are proposed as protected open space in policy H13. Further information on the justification for the allocation is included within the local green space and protected open space background paper.
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Policy H13 – Protected open space</b>	
Northumberland County Council	No comments.	<b>Noted, no amendments required.</b>
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Land around POS06 used to have many more trees on it which contributed to better land drainage in the area. Over time, these trees have been cut down particularly on the private land meaning it is now a boggy area which is prone to flooding. The land on POS06 and around the sports hall needs to be managed appropriately and an arborist needs to make sure the health of the existing trees is maintained as the school has not done this in recent years. We need to do all we can to make sure these existing trees can live longer and not be at risk of falling or being felled due to poor woodland management.	<b>Support welcomed and comments noted; no amendments required.</b> The management of the sites identified for allocation within the plan falls outside the scope of the planning policy. The plan does however include a number of community actions regarding tree planting and environmental enhancement works.
Steven Ford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. As mentioned above, please may we politely request that the two green spaces to the rear of 30-48 Ratcliffe Road and surrounding the disabled bungalow be added to the protected open spaces.	<b>Support welcomed and comments noted;</b> discuss with landowner <b>amend</b> plan, policies map and background paper to include sites as protected open space.
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy. Feel there should be more open spaces protected.	<b>Noted, no amendments required.</b> Additional open spaces were not identified within the consultation response.
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. POS6 has already been security fenced by NCC HBHS below old squash courts blocking off access to the rail pedestrian bridge ROW.	<b>Support welcomed and comments noted; no amendments required.</b> Site POS6 is considered to be important to the amenity of the local area. Public access is not essential for a site to be identified as protected open space.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
No name provided 3 (resident)	Support the policy.	Support welcomed; no amendments required.
Andy Collier (resident)	Support the policy.	Support welcomed; no amendments required.
Jackie Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Eileen Charlton (resident)	Support the policy. The play areas included in this policy POS - O1, O4, O5 - being incorporated into the original planning and building of the 4 housing estates they serve justifies their protection. The HB Athletics football grounds and the HBHS Rugby pitches should also be protected as they are vital for the health and well-being of the parish.	Support welcomed and comments noted; no amendments required.
Dennis and Janet Cowings (residents)	Support the policy.	Support welcomed; no amendments required.
Ida Burrows (resident)	Support the policy.	Support welcomed; no amendments required.
Anne Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Penny Wilkinson (resident)	Support the policy.	Support welcomed; no amendments required.
Donald Price (resident)	Support the policy.	Support welcomed; no amendments required.
Mary Greenacre (resident)	Support the policy.	Support welcomed; no amendments required.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	Support the policy. And in Langley the public footpath around the east side of Langley Dam and south over the fell to the radio mast. Key Langley views over potential "Development Land".	<b>Support welcomed and comments noted;</b> no amendments required. Public rights of way are protected under legislation and landscape issues are addressed in a number of policies including policy H9.
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Do not support the policy. (See attached etching on plan) 1) The photo representing this area is not correct to (POS06). 2) The land has little or no amenity value and is not used for any formal or informal recreation purposes. 3) Nobody from the community uses this area in question. There is no public right of way through this area. 4) Out of the 2092 residents that live in the parish only 3 households live opposite and are above the area. 5) There is no recreation space at all in this area, land adjacent (to the east) and is part of the same area has no designation against it as it is already passed for development.	<b>Noted, no amendments required.</b> Site POS6 is considered to be important to the amenity of the local area. Public access is not essential for a site to be identified as protected open space.
David Thornhill (resident)	Support the policy. Suggest addition of the football/rugby athletic fields at Haydon Bridge High School.	<b>Support welcomed and comments noted; no amendments required.</b> The suggested additional sites are proposed for allocation.
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Paragraph 5.76</b>	
Kevin Duffy (resident)	Point 5.76 - Belmont. the statistics are incorrect, it is granted for 6 dwellings.	<b>Comments noted, amend</b> paragraph to capture current planning permissions.

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Paragraph 5.77</b>	
Northumberland County Council	Typo: “....development but acknowledges that windfall sites and rural exceptions sites could be-come forward to add to...”	<b>Comments noted, amend as suggested</b>
<b>Policy/ paragraph</b>	<b>Policy H14 – Meeting housing needs</b>	
Northumberland County Council	No comments.	<b>Noted, no amendments required.</b>
Greenwich Hospital (Strutt & Parker)	Do not support the policy. [note – comments relate specifically to policy H15 rather than policy H14]	<b>Noted, no amendments required.</b> See response under policy H15.
Castles and Coasts Housing Association	Support the policy. CCHA do endeavour to bring forward mixed tenure schemes in the Parish of Haydon bridge. Our schemes consist of affordable homes, intermediate products, and sometimes outright sale units. CCHA feel it is important to be inclusive to the community and offer affordable home ownership as well as affordable rented options.	<b>Support welcomed and comments noted; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Do not support the policy. The best thing we can do for the environment is to limit urban sprawl e.g. don’t build new houses outside the current limits of the village. There needs to be plans to sort out parking and improved transport links before we can start building yet more houses.	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new housing. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Tania Wilson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Steven Ford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Do not support the policy. Social housing only, the rich can go and live elsewhere.	<b>Noted, no amendments required.</b> An important aspect of sustainable development is the creation of mixed and balanced communities. It would not be appropriate for the neighbourhood plan to support only the development of affordable housing, particularly as Haydon Bridge is identified as a service centre within the Northumberland Local Plan. Service centres are required to accommodate housing development, alongside employment.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
D Astley (resident)	Support the policy. Affordable housing for local people should be a priority.	<b>Support welcomed and comments noted; no amendments required.</b> The housing needs assessment identified that there is need for new affordable homes within the parish.
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Do not support the policy.	<b>Noted, no amendments required</b> as no details have been provided as the changes required to the policy.
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Do not support the policy. No need for any more houses, the village is larger enough.	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new housing. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role.
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy. It is important that any housing development contains a range of properties from starter homes to homes for various size families to home to which people can downsize as well as properties suitable for people with limited mobility. Affordable is a term that can be interpreted in many ways - a £350,000 property in a development of £750,000 houses could be deemed affordable but that is not, I believe, the intention of this policy. There must be another way to clarify 'affordable'.	<b>Support welcomed and comments noted; no amendments required.</b> The housing needs assessment identified that there is need for new affordable homes within the parish. With regard to the definition of affordable housing, this is set out within national planning policy and it is not possible to change this definition within a neighbourhood plan and for this to meet the 'basic conditions'.
Henry Swaddle (resident)	Strongly support the policy.	<b>Support welcomed; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Consultee	Comment	Response/ proposed change
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. The village has in recent years seen a significant number of houses developed though The Housing Needs Survey has highlighted the need for specific types of housing and I'm pleased to see policy H14 recognises this with 2 bed bungalows required. I do feel that single people and young couples should also be mentioned as accommodation of this type is asked for and could be included in policy H14.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. Only smaller 2 bedroom houses and bungalows needed, as too many four bed houses not selling.	<b>Support welcomed and comments noted; no amendments required.</b> The housing needs assessment has identified that there is a need to provide smaller properties. However, it would not be appropriate to restrict all new housing to this type/ mix.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	I am not exactly against the policy but I think it needs to be integrated better with policy H2. There is a real danger that the area within the settlement boundary is going to get more and more built up and the rural character of the village will be lost (indeed, it seems to be at risk of turning into a small town). Much smaller developments across a	<b>Noted, no amendments required.</b> There are a number of policies within the plan to protect the character of the village, including: design (H6), the Haydon Bridge Conservation Area (H8), landscape (H9), biodiversity (H10), green infrastructure

Consultee	Comment	Response/ proposed change
	<p>wider area including outside the settlement area might be a better option to retain the rural character of the area. Some people will prefer easy access to village facilities, whilst others will prefer a more isolated location. Why not accommodate that?</p> <p>If the minimum need is for 43 additional dwellings (section 5.75), then why are 64-83 dwellings being proposed (section 5.77)? 83 is almost double 43! Why are the affordable houses on rural exception sites (section 5.89) not included within the 64-83 dwellings? I would not mind if more than 43 dwellings are proposed, but really not squashed together within a small area as currently suggested.</p> <p>There are too many houses proposed in the area west of Langley Gardens.</p> <p>I do not understand how affordable houses for ownership are sustainable in the long term if they continue to be able to be sold eventually at open market prices. Is there any way to address this in the Neighbourhood Plan?</p> <p>Is it possible to include a provision for affordable housing in developments of less than 30 houses?</p> <p>I think the plan should address how to manage developments providing a mix of market value and affordable housing. Too many developments end up having the affordable houses siloed off from the market value houses, often in a less desirable part of the site and built of inferior materials. See the recent development in Wylam for an example</p>	<p>(H11), as well as the allocation of local green space (H12) and protected open space (H13) sites.</p> <p>The Northumberland Local Plan sets the strategic policy approach for the location of new development with the focus on Haydon Bridge as a service centre. However, the local plan does allow more limited development to take place in smaller villages, such as Langley.</p> <p>The level of housing that is required over the plan period is set within the local plan, this is a minimum, not maximum. The 64-83 dwellings referred to in paragraph 5.77 either already have planning permission or comprise allocations within the local plan. The neighbourhood plan is not proposing new housing allocations.</p> <p>The level of development proposed for the west of Langley Gardens site has been identified within a strategic policy within the local plan.</p> <p>A rural exception site is defined in national planning policy as a small site, used for affordable housing, that would not normally be used for housing. They are not allocated. Affordable housing provided in such a way would be secured in perpetuity through a legal agreement, it would not be available on the open market.</p> <p>In order to require housing developments of less than 30 dwellings to provide affordable housing, the neighbourhood plan would have needed to be supported by substantial evidence to demonstrate that such a requirement would be viable. The 30-dwelling level has been established in the local plan, informed by the findings of up to date viability work.</p>

Consultee	Comment	Response/ proposed change
		<p>Policy H14 requires the mix of housing types and tenure to be informed by current evidence of housing needs. Policy H15 then proposes an appropriate mix for the site west of Langley Gardens. The local plan also contains policies to ensure affordable housing is delivered alongside market housing.</p> <p>All new development in the parish will be required to be meet the design principles defined within the design code.</p>
Langley Furniture Works (Geoff Jackson)	Support the policy. Well presented and tightly argued.	<b>Support welcomed and comments noted; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Do not support the policy.	<b>Noted, no amendments required.</b> The respondent has not provided details of why they do not support the policy.
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Figure 3</b>	
Greenwich Hospital (Strutt & Parker)	It should be emphasised that Figure 3 is included purely for illustrative purposes, and that the final form of any given development proposal could vary, and will not have to conform to the design proposed provided that it is compliant with the prevailing Local and	<b>Comments noted, amend as suggested</b>

Consultee	Comment	Response/ proposed change
	Neighbourhood Plan Policies at the point of submission of an application.	
<b>Policy/ paragraph</b>	<b>Policy H15 – Land west of Langley Gardens and north of Ratcliffe Road</b>	
Northumberland County Council	<p>Policy HOU6 of the emerging Northumberland Local Plan, as modified, addresses the need for and ability to deliver affordable housing as a policy cost to development by reference to housing value areas. Haydon Parish falls into a medium value area where the evidence that supports the emerging Local Plan demonstrates that development could not support more than 15% affordable housing. Policy H15 expects 22% affordable housing to be delivered on this site. The Parish Council would need to present evidence to demonstrate that such a proportion of affordable housing would be viable in this location. Unless this is proven the policy would not have regard to paragraph 34 of NPPF and would therefore fail to meet the basic conditions.</p> <p>In addition, we would advise that the supporting text and the Housing Background Paper are updated to reflect more recent changes regarding housing supply and delivery in the Parish. We would be happy to support the Parish Council by providing more recent data.</p>	<b>Comments noted, amend as suggested</b> whilst including clear reference within the supporting text to the evidence for the need for additional provision. Amend background paper to include updated information regarding housing supply.
Greenwich Hospital (Strutt & Parker)	<p>Do not support the policy.</p> <p>Point 5.86 and 5.87 acknowledge that the minimum affordable housing requirement as specified within Policy HOU 6 affordable housing provision (Strategic Policy) of the NLP, is 15% as a 'medium value area'.</p> <p>Generally speaking, affordable housing (when delivered as part of a S.106 agreement) is a net liability to a given development proposal, impacting significantly upon its viability. In determining Policy HOU 6, the cost of delivering affordable housing is considered against the overall values of the proposed dwellings and viability of the schemes in</p>	<b>Comments noted, amend as suggested</b> to reflect the affordable housing requirement contained within the local plan and highlight a desire to provide a higher percentage. Also amend supporting text to clarify the current position regarding affordable rented properties. It is not considered necessary to include a requirement for an early review of the housing needs assessment as policy H14 is clear that any future mix of housing types and tenures, including the provision of affordable housing, should have regard to and be informed by evidence of housing need.

Consultee	Comment	Response/ proposed change
	<p>a given area, and it is on this basis that the minimum threshold of 15% affordable housing has been set by the Local Planning Authority.</p> <p>Point 5.86 of The Draft HPNP identifies an undersupply of affordable housing (considered against the 15% threshold) resulting out of development in the Parish between the start of the plan period to March 2020, with just 9% of the total new dwellings being delivered as affordable housing.</p> <p>Point 5.94 b. states that the tenure mix of any development proposal on the Land west of Langley Gardens and north of Ratcliffe Road should include at least 22% affordable housing, in an attempt to make up for the need identified within the Haydon Parish Housing Needs Assessment.</p> <p>Policy H15 outlines the basis upon which a development proposal on Land west of Langley Gardens and north of Ratcliffe Road will be supported, and conversely therefore implies that any scheme failing to deliver the requirements outlined, would not be supported. The 22% affordable housing requirement referenced above in point 5.94 b. is included within Policy H15 a. i.</p> <p>Policy H15 is currently worded in such a way, that the demand for 22% affordable housing provision could reasonably be considered to be in direct conflict with emerging Policy HOU 6 affordable housing provision (Strategic Policy) of the NLP, which as previously referenced clearly states that the minimum affordable housing requirement for the parish is 15%. Therefore, this specific section of the Haydon Parish Neighbourhood Plan is arguably not in accordance with relevant strategic policies, potentially undermining the deliverability of the Local Plan and compromising the ability of the neighbourhood plan to meet the following basic condition:</p>	

Consultee	Comment	Response/ proposed change
	<p>“the making of the neighbourhood plan / order is in general conformity with the strategic policies contained in the development plan for the area;”</p> <p>Whilst it is acknowledged that the historic undersupply of affordable housing should not be readily replicated in future development proposals (and would not be consistent with the NLP) , there must be a clear distinction between the understandable desire of the Parish to deliver 22% affordable housing, and making this a Policy requirement. On this basis, we would suggest that the wording of 5.94b and Policy H15 is amended accordingly to reflect the observations outlined above.</p> <p>This might take the form of a positive statement, such as... “development proposals that exceed the affordable housing provisions in the NLP will be positively supported with a view to achieving a provision of 22%”</p> <p>It should also be noted that The Haydon Parish Housing Needs Assessment (HNA) produced by AECOM provides a comprehensive summary of the affordable housing situation in the parish, and makes a clear set of conclusions and recommendations. At no point is there a clear recommendation, or any such noteworthy justification to substantiate the decision to introduce the proposed requirement of 22% affordable housing as a Policy requirement for this particular site.</p> <p>The HNA does also indicate that a surplus of affordable housing (rented) of as many as 15 units per year could exist within the existing housing stock in the Parish based on the Parish Council members own feedback (points 182, 183 of HNA).</p> <p>In practice, this would theoretically more than satisfy the newly arising expected need each year, lowering the need for future provision of affordable housing within the parish. These findings do not appear to be represented within the Draft HPNP.</p>	

Consultee	Comment	Response/ proposed change
	<p>Despite the potential oversupply identified above, point 184 of the HNA appears to then suggest that it would be better to frontload any future affordable housing provision to meet current outstanding needs as soon as possible. Given the drastic difference between the HNA results regarding affordable housing reported by AECOM, and the feedback from the Parish Council, might there be some logic in an early review of the HNA during the plan period, to appropriately assess the affordable housing need in practice as time progresses? A commitment to 'front load' future affordable housing provision could in-fact result in an over-supply of affordable housing provision in the Parish, if the Parish Councils expectations of likely available housing stock are accurate. Seeking provision of affordable housing well in excess of the NLP required threshold could also have a detrimental impact upon the deliverability of any housing scheme within the Parish, owing to the negative impact on viability associated with Affordable Housing.</p> <p>Given that affordable housing inevitably has a negative impact on development viability and also, under prevailing policy and regulation, affordable housing provided in compliance with a planning agreement under s.106 has limited eligibility for grant assistance, there may be ways in which the Parish Council could positively encourage affordable housing to be built. For example, a policy in the HPNP confirming that affordable housing provision in excess of the policy requirements of the NLP (i.e. anything over 15% provision) should be deemed as 'voluntary' and not to be secured by s.106 agreement, which would enable Registered Providers/Developers to benefit from grant funding to improve the viability of the proposal. Other such practical and positive ideas may come to the fore as funding assistance provisions change over time but we would encourage the inclusion in the draft HPNP of policies that ensure such opportunities are actively explored and utilised to assist viability where delivery of affordable housing is a key consideration.</p>	

Consultee	Comment	Response/ proposed change
Lisa Armour Brown and Ashley Hipkin (residents)	Affordable housing at 22% of new development, is that enough? Is there a reason why it shouldn't be 50%	<b>Noted, no amendments required.</b> The percentage included within the policy was informed by the findings of the housing needs assessment.
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Do not support the policy. I am not in favour of large developments instead smaller developments within the current limits of the village on brown field sites would be preferable. This plan seems to be encouraging urban sprawl.	<b>Noted, no amendments required.</b> The west of Langley Gardens site is proposed for allocation within the Northumberland Local Plan. The neighbourhood plan cannot remove this allocation. Policy H15 seeks to shape the type and mix of housing provided and illustrate how the principles and aims of the design code can be delivered on the site.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	I fully support the development of affordable housing West of Langley Gardens. However, it MUST be affordable. The houses on the new Houstead Walk development in the village filled up quickly. We must make it easy and attractive for our current young people to want to stay in this village. We must challenge any developer who builds 'executive' homes with no sign of renewable energy points or consideration to the green environment. One look on Right Move suggests that there are far more expensive properties than affordable ones and this needs to change.	<b>Support welcomed and comments noted; no amendments required.</b> Affordable housing is defined by the government in national planning policy. Affordable housing provided in such a way would be secured in perpetuity through a legal agreement, it would not be available on the open market. Policy H15 seeks to ensure that house types on the site include a mix of one and two bedroom starter homes, homes suitable for those looking to downsize, three bedroom family homes and accessible homes suitable for those with limited mobility.
Steven Ford (resident)	Support the policy. The orientation of many of the houses shown is disadvantageous for solar power - which is an essential feature on all new builds now. All the car parking areas should have solar power roofs and EV charging points. This is a flood prone area - see previous comments. Such a new development would be ideal for a community	<b>Support welcomed and comments noted; no amendments required.</b> The drawing is for illustrative purposes only. The design code includes guidance regarding the matters identified.



Consultee	Comment	Response/ proposed change
	scale deep borehole geothermal heating system. All new builds should be 'Passivhaus' as a minimum standard.	
Peter Fletcher (resident)	Support the policy.	Support welcomed; no amendments required.
Alex Turnbull (resident)	Support the policy.	Support welcomed; no amendments required.
Mrs Barbara Foti (resident)	Support the policy.	Support welcomed; no amendments required.
Siobhan Stephenson (resident)	Support the policy.	Support welcomed; no amendments required.
Ann Lindsey (resident)	Support the policy.	Support welcomed; no amendments required.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	Support welcomed; no amendments required.
Carole Price (resident)	Support the policy.	Support welcomed; no amendments required.
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Resident – no details provided	Do not support the policy.	<b>Noted, no amendments required.</b> The respondent has not provided details of why they do not support the policy.
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Do not support the policy. No need for any more houses, the village is larger enough	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new housing. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role.
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Henry Swaddle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Do not support the policy. Village is larger enough already.	<b>Noted, no amendments required.</b> Neighbourhood plans are required to contribute to the achievement of sustainable development. They cannot place a blanket ban on any new housing. The plan is required to support the delivery of the strategic policies of the Northumberland Local Plan. The local plan identifies Haydon Bridge as a service centre that will accommodate employment, housing and services that maintains and strengthens its role.
Eileen Charlton (resident)	Support the policy. Policy H15 sets out clear guidance for the future development of these two sites - perhaps one planned development in two phases would ensure the site fills the needs over the duration of the plan to 2036.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. There should also be a new entry made into Langley Gardens which was originally planned but not allowed as it was the main A69 road... it's not now. All traffic for four estates all use the Hordley Acre entrance and more cars parked on roadsides due to the	<b>Support welcomed and comments noted; no amendments required.</b> It is understood that this comment does not refer to the proposed development. It refers to the need to create an additional access road from Langley gardens onto the old

Consultee	Comment	Response/ proposed change
	garages being knocked down to build houses... it is dangerous all traffic going that way.	A69 to relieve the pressure on the existing access road into Hordley Acres further east. This is one of three parish council transport priorities recently sent to for input to the county council as part of the Northumberland Transport Plan for 2022/23. As this is an action that is underway, it is not necessary to add it to the plan.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	<p>Support the policy. I do think there are too many houses, but outwith of that, it looks good. The affordable housing should not be siloed off from the market housing, as mentioned in H14. I don't understand the comment about phasing the development to accommodate affordable housing - hopefully this doesn't mean that the affordable housing would be built last on a separate part of the site to inferior standards (???).</p> <p>Will one main access point be enough to avoid traffic jams at rush hour?</p> <p>A lot of people walk down the track at West Rattenraw, than back along Radcliffe Road into the village (or vice versa). This route could be greatly enhanced. It certainly shouldn't be impeded by trees or bushes planted in front of the development (trees and bushes are good, but need to be able to be walked through!). An entrance into the development on the western side would be good to allow walkers an alternative route through the development back to the village. At the</p>	<p><b>Support welcomed and comments noted; no amendments required.</b> The level of development to be accommodated on the site is defined within the local plan. Affordable housing would be protected in perpetuity through a legal agreement. The reference to phasing would not result in all of the affordable housing being provided at the end of the development, nor would it be built to different standards.</p> <p>There is an additional access into Langley Gardens.</p> <p>The policy refers to the creation of new pedestrian and cycle routes and also that the development should have a soft urban edge which retains existing landscape features at the western entrance to the village.</p> <p>Planning permission is required to install non permeable surfaces.</p>

Consultee	Comment	Response/ proposed change
	<p>moment, the western 'triangle' of the site looks to be completely inaccessible behind 3 houses. More thought needs to be given to this area.</p> <p>In the interests of biodiversity, there should be conditions to prevent gardens being concreted or gravelled over. Otherwise, a lot of the green on this plan will turn to grey....</p>	
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Do not support the policy.	<b>Noted, no amendments required.</b> The respondent has not provided details of why they do not support the policy.
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. But could this not also house small business units if they are required?	<b>Support welcomed and comments noted; no amendments required.</b> The inclusion of business units on the site would be contrary to the housing allocation within the local plan.
<b>Policy/ paragraph</b>	<b>Policy H16 – Community services and facilities</b>	
Northumberland County Council	<p>For clarity, each facility must be identified separately i.e. individual schools and churches.</p> <p>Paragraph 2 'The following facilities are identified as having great importance to the local community..' is just a statement, not a policy.</p>	<b>Comments noted, amend as suggested</b>

Consultee	Comment	Response/ proposed change
	It would be more appropriate to include this in the supporting text. We would recommend that you review the policy to ensure that it is drafted in such a way to achieve the objective of protecting locally valued facilities.	
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy. I think that the current mix of shops also provide useful community services.	<b>Support welcomed and comments noted; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. I have heard that a Glamping site is to come to the village, around Heughhouse Lane (this may be just a rumour). If we have sites like this, we may be able to sustain a community cafe/art/entertainment venue.	<b>Support welcomed and comments noted; no amendments required.</b>
Steven Ford (resident)	Support the policy. Central government policy trajectory for the privatisation of the NHS puts all small rural health facilities at risk of closure - doctors and pharmacies. Services will retreat to the urban centres. No profit = no service.	<b>Support welcomed and comments noted; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy. I think this will become very important in enabling increased resilience in the likelihood of national supply chains breaking down, as happened during Covid and is likely to happen during climate emergency e.g. crop failures worldwide.	<b>Support welcomed and comments noted; no amendments required.</b>
Ann Lindsey (resident)	Do not support the policy.	<b>Noted, no amendments required.</b> The respondent has not provided details of why they do not support the policy.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. The proposal for a café is a fantastic idea, it is something that I have been wanting to do for years, but lack of capital prevented me. I would be more than happy to be involved if there is anything that I can do to help.	<b>Support welcomed and comments noted; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy. Although you cannot force a business to continue if it's not economically viable.	<b>Support welcomed and comments noted; no amendments required.</b> The policy allows for this consideration.
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy. Library, cafe, tourist information are essential and must be supported.	<b>Support welcomed and comments noted; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. Health Centre parking is already a safety hazard during school bus times	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to seek to improve parking and accessibility.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
No name provided 3 (resident)	Support the policy. Need better rail links	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to seek to improve accessibility.
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	The facilities listed CF 1- 6 are vital for the community - without local facilities village life cannot flourish . The vibrant communities of both Haydon Bridge and Langley create the neighbourhood that makes village life thrive. An active hub is vital as each business generates more business making them all viable.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy. Outdoor events similar to the New Year's Eve celebrations would be a welcome consideration, for example a fairly regular street market.	<b>Support welcomed and comments noted; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. But CF4 would be better relocated to a level site should one become available.	<b>Support welcomed and comments noted; no amendments required.</b> If a new site were to become available, policies within the development plan would support a relocation to an appropriate site.
<b>Policy/ paragraph</b>	<b>Policy H17 – Haydon Bridge village centre</b>	
Northumberland County Council	Grammar: The first paragraph should read ‘....map, that diversifies and enhances the range....’	<b>Comments noted, amend as suggested</b>
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy. Prefer no development on land between Heugh House Lane and Peelwell.	<b>Support welcomed and comments noted; no amendments required.</b> The area referred to is outside the village centre. Any development proposals would be required to accord with policies contained within the development plan.
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. The train station should also be important as it is our link with the rest of the region.	<b>Support welcomed and comments noted, amend relevant community action to refer to supporting public transport.</b>
Steven Ford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Do not support the policy.	<b>Noted, no amendments required.</b> The respondent has not provided details of why they do not support the policy.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Do not support the policy.	<b>Noted, no amendments required.</b> The respondent has not provided details of why they do not support the policy.
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
No name provided 2 (resident)	Support the policy.	Support welcomed; no amendments required.
Kate Minto (resident)	Support the policy.	Support welcomed; no amendments required.
Henry Swaddle (resident)	Support the policy.	Support welcomed; no amendments required.
Gillian Plaice (resident)	Support the policy.	Support welcomed; no amendments required.
No name provided 3 (resident)	Support the policy.	Support welcomed; no amendments required.
Andy Collier (resident)	Support the policy.	Support welcomed; no amendments required.
Jackie Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Eileen Charlton (resident)	Support the policy. I would agree with this area being designated as the village centre.	Support welcomed and comments noted; no amendments required.
Dennis and Janet Cowings (residents)	Support the policy.	Support welcomed; no amendments required.
Ida Burrows (resident)	Support the policy.	Support welcomed; no amendments required.
Anne Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy. I attended the consultation on parking on Radcliffe Rd and agreed with the proposals. However, at no point did I realise that parking outside the Co-op was to be banned completely! This is just ridiculous and needs to be addressed if the shop and Post Office are to be viable. I am personally lucky enough to be able to walk there and carry shopping home, but this isn't the case for everyone. At the very least, provision needs to be made for people who don't qualify for a Blue Badge but can't manage to carry shopping further along Radcliffe Rd or to the new parking on the bridge.	<b>Support welcomed and comments noted; no amendments required.</b> The plan is not proposing to make changes to parking. It does however include a community action to work with the county council and landowners to improve parking and accessibility.
Langley Furniture Works (Geoff Jackson)	Support the policy. Yes, and to bang on about the Langley Brick and site again - it could be a key additional resource for workshops/employment, possibly with some residential, but NOISE is a potential issue. Proximity to the Hexham bus at Langley crossroads has been key for a number of my key employees over a number of decades. If the parish council want to come up I'll show them around! Para 5.107. We don't get Haydon News so don't know what's going on but maybe you're less familiar with Langley?	<b>Support welcomed and comments noted; no amendments required.</b> The Northumberland Local Plan contains several policies which will support the retention and growth of local businesses.
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. But I do think that parking will be the problem and how do you enforce it?	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action to work with the county council and landowners to improve parking and accessibility.
<b>Policy/ paragraph</b>	<b>Policy H18 – Tourism</b>	
Northumberland County Council	We are not satisfied that bullet point a) has regard to national policy and guidance covering the rural economy (paras 84 and 85 of NPPF) in that it introduces an obligation to demonstrate that the development meets an identified need for both facilities and accommodation. It would be necessary to show in the Plan how this expectation can be met otherwise the policy would be imprecise and would present difficulties to a decision maker seeking to apply the policy consistently.	<b>Comments noted, amend</b> to ensure consistency with national policy.
Northumberland National Park Authority	Policy H18 has been renamed from Community Facilities to Tourism. We are concerned that this policy does not reflect the National Park Authority's Strategic spatial strategy (ST4) which only allows these facilities to be sited in an unsustainable location in the open countryside where it is essential to meet community needs.	<b>Comments noted</b> , the policy has not been renamed, the community services and facilities policy remains within the plan. <b>Amend</b> to ensure consistency with national and strategic policies.
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy. A great deal more could be done in this area such as developing local footpaths, cycle tracks, a cafe in Haydon Bridge,	<b>Support welcomed and comments noted; no amendments required.</b> These matters do not require planning permission.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
	opening up access to historic sites and encouraging a broader range of shops.	The plan contains a number of community actions which address many of the points identified.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy as long as we can still retain a village feel and not end up being second class citizens in our own community.	<b>Support welcomed and comments noted; no amendments required.</b>
Steven Ford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Consultee	Comment	Response/ proposed change
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.
Billie-Jo Blackett (resident)	Support the policy.	Support welcomed; no amendments required.
Paul Robson (resident)	Support the policy.	Support welcomed; no amendments required.
Cathy Stark (resident)	Support the policy.	Support welcomed; no amendments required.
Mark l'Anson (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. Some gentrification of the village would not be amiss in making the village attractive to visitors	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a community action regarding village enhancement projects.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. The village has benefitted from tourism since the bypass was completed and I support anything that generates the increase in visitors.	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Anne Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Penny Wilkinson (resident)	Support the policy.	Support welcomed; no amendments required.
Donald Price (resident)	Support the policy.	Support welcomed; no amendments required.
Mary Greenacre (resident)	Support the policy. The COVID-19 pandemic has illustrated that The Bridge needs more support than can be offered solely by volunteers, mostly older people.	Support welcomed and comments noted; no amendments required.
Langley Furniture Works (Geoff Jackson)	Support the policy. The pods at Langley Dam seem to be doing well too.	Support welcomed and comments noted; no amendments required.
James Ritchie (resident)	Support the policy.	Support welcomed; no amendments required.
Kevin Duffy (resident)	Support the policy.	Support welcomed; no amendments required.
David Thornhill (resident)	Support the policy.	Support welcomed; no amendments required.
Avril Kirsopp (resident)	Support the policy.	Support welcomed; no amendments required.
Leslie Norris (resident)	Support the policy.	Support welcomed; no amendments required.
James Brown (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Policy H19 – Agriculture</b>	
Northumberland County Council	No comments.	<b>Noted, no amendments required.</b>
Northumberland National Park Authority	Policy H19 Agriculture (previously H22). The national Park Authority previously raised concerns that this policy was deemed too simplistic. The policy stated that development that supports the agricultural industry and farm diversification schemes provided residential amenity and local character is respected will be supported. Whilst the National Park support farm diversification in principle this will depend upon the scale of such development, but also the consideration of wider issues such as the special qualities of the National Park including landscape character, tranquillity, biodiversity and cultural heritage which does not come across within the policy. It is more than just residential amenity and character that is relevant to farm diversification schemes that are likely to come forward in the part of the Parish which falls within the National Park.	<b>Comments noted, amend</b> to highlight reference to other relevant development plan policies.
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Biodiversity, sustainable farming and new ways of working should be promoted within agriculture.	<b>Support welcomed and comments noted; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Steven Ford (resident)	Support the policy. Brexit is an existential threat to agriculture.	Support welcomed and comments noted; no amendments required.
Peter Fletcher (resident)	Support the policy.	Support welcomed; no amendments required.
Alex Turnbull (resident)	Support the policy.	Support welcomed; no amendments required.
Mrs Barbara Foti (resident)	Support the policy.	Support welcomed; no amendments required.
Siobhan Stephenson (resident)	Support the policy.	Support welcomed; no amendments required.
Ann Lindsey (resident)	Support the policy.	Support welcomed; no amendments required.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy.	Support welcomed; no amendments required.
Carole Price (resident)	Support the policy.	Support welcomed; no amendments required.
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Phil Hartley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Resident – no details provided	Support the policy.	<b>Support welcomed; no amendments required.</b>
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Henry Swaddle (resident)	Support the policy. But being wary of agricultural buildings being converted for housing development, or holiday homes.	<b>Support welcomed and comments noted; no amendments required.</b> Many conversions of agricultural buildings fall within permitted development rights and therefore do not need planning permission.
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
No name provided 3 (resident)	Support the policy.	Support welcomed; no amendments required.
Andy Collier (resident)	Support the policy.	Support welcomed; no amendments required.
Jackie Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Eileen Charlton (resident)	Support the policy. Agriculture is important in our large parish and policy H19 is supportive to the farming community.	Support welcomed and comments noted; no amendments required.
Dennis and Janet Cowings (residents)	Support the policy.	Support welcomed; no amendments required.
Ida Burrows (resident)	Support the policy.	Support welcomed; no amendments required.
Anne Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Penny Wilkinson (resident)	Support the policy.	Support welcomed; no amendments required.
Donald Price (resident)	Support the policy.	Support welcomed; no amendments required.
Mary Greenacre (resident)	Support the policy.	Support welcomed; no amendments required.
Langley Furniture Works (Geoff Jackson)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
James Ritchie (resident)	Support the policy.	Support welcomed; no amendments required.
Kevin Duffy (resident)	Support the policy.	Support welcomed; no amendments required.
David Thornhill (resident)	Support the policy.	Support welcomed; no amendments required.
Avril Kirsopp (resident)	Support the policy.	Support welcomed; no amendments required.
Leslie Norris (resident)	Support the policy.	Support welcomed; no amendments required.
James Brown (resident)	Support the policy. But again building should be done to keep a good look, not large sheds on the skyline which we have had.	Support welcomed and comments noted; no amendments required.
<b>Policy/ paragraph</b>	<b>Paragraph 5.117, 3<sup>rd</sup> sentence</b>	
Northumberland County Council	Public transport is not generally viewed as a form of active travel (i.e. cycling and walking).	Comments noted, amend to ensure clarity.
<b>Policy/ paragraph</b>	<b>Policy H20 - Sustainable transport and new development</b>	
Northumberland County Council	Grammar: For clarity, we advise splitting the introductory part into two sentences. 'Parking' is mentioned in this policy plus policies H6, H15, H16 and H17 and reads differently each time. We would suggest reviewing these policies with a view to ensuring consistency across the Plan and to ensure the reason for seeking car parking to serve development is made clear, specifically whether particular standards are expected to be applied, or whether the judgement of the County Highway Authority is to be relied upon.	Comments noted, amend as suggested



Consultee	Comment	Response/ proposed change
	<p>If the approach adopted intends to rely on judgements applied in consultation with the County Highway Authority it would be more appropriate in drafting policy to indicate that car parking provision should be ‘...to the satisfaction of the Local Planning Authority...’ since that is the correct decision-making body, and the County Highway Authority is a consultee in the decision-making process not the decision maker.</p> <p>Bullet point a) covers all modes of travel without any apparent prioritisation. The overall message from the vision, outcomes and objectives described in the Plan shows that the Parish Council is committed to supporting sustainable development. This may be better achieved by affording priority to sustainable transport modes as defined in NPPF. The Parish Council may wish to review this matter since the policy as drafted would appear to give equal priority to cars and pedestrians which does not sit easily with the overall intentions of the Plan.</p> <p>Bullet point c) is difficult to follow. Sustainable transport is defined in NPPF therefore we advise it is sufficient to state: ‘Support sustainable transport choices’</p> <p>Bullet point d) could be made clearer by rephrasing it as follows: ‘Ensure as far as possible that development proposals can be served by existing public transport services, and where necessary, that new accessible public transport routes and/or improvements to the existing services and facilities can be secured;’</p> <p>Bullet point g) fails to meet the basic conditions because it introduces additional policy costs. Whilst we acknowledge and support the parish Council’s intentions in seeking to address this matter, we would expect the matter to be addressed in future Government policy and in a</p>	

Consultee	Comment	Response/ proposed change
	review of the Building Regulations. At present it is not appropriate to impose these costs on development. Bullet point g) should be deleted or modified in a way that offers more general support for EV charging points rather than attempting to make this an express requirement.	
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Castles and Coasts Housing Association	Support the policy. CCHA will provide adequate parking for the dwellings we construct, however it worth noting we are unable to control the amount of vehicles that tenants own and therefore can only provide what we believe to be sufficient per household. Naturally a new development brings extra traffic to that area, however most developments include local occupancy restrictions, therefore new development may move traffic however it will not significantly increase the amount of traffic already in the area.	<b>Support welcomed and comments noted; no amendments required.</b>
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	Support the policy. Parking: Residents of this village need to realise that their 120 year old house will not have a designated parking space. Ratcliffe Road and Church Street are now dangerous for children to cross because of the volume of parked cars and the ignorant nature of the car owners themselves. I have challenged a number of people parking on the junctions, dropped kerbs and sometimes across the	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
	pavement. Pedestrians are second class on Church Street and Ratcliffe Road.	
Steven Ford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. Section b states that the policy will create 'places and streets that are user friendly and safe for cyclists and pedestrians....' may we politely reiterate our request for enhanced speed restricting and safety measures along Ratcliffe Road and Church Street. The speed of traffic along Ratcliffe Road in particular is absolutely disgraceful, with vehicles flouting the 20mph limit all day and all night. I do not exaggerate. As a long standing resident of Ratcliffe Road, and one who works from home, I am constantly aware of the problem. We are unable to have our front windows open throughout the night, due to the noise and disruption caused by the speeding vehicles.	<b>Support welcomed and comments noted; amend to include a community action regarding traffic management.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Carole Price (resident)	Support the policy.	Support welcomed; no amendments required.
D Astley (resident)	Support the policy.	Support welcomed; no amendments required.
Jannene Rutherford (resident)	Support the policy.	Support welcomed; no amendments required.
Mr J G Galbraith (resident)	Support the policy.	Support welcomed; no amendments required.
Phil Hartley (resident)	Support the policy.	Support welcomed; no amendments required.
Resident – no details provided	Support the policy.	Support welcomed; no amendments required.
Barbara Wardle (resident)	Support the policy.	Support welcomed; no amendments required.
Chris Armstrong (resident)	Support the policy.	Support welcomed; no amendments required.
Esmond Faulks (resident)	Support the policy.	Support welcomed; no amendments required.
Billie-Jo Blackett (resident)	Support the policy.	Support welcomed; no amendments required.
Paul Robson (resident)	Support the policy. Would not want car parking to cause an eye sore	Support welcomed and comments noted; no amendments required.
Cathy Stark (resident)	Support the policy.	Support welcomed; no amendments required.

Consultee	Comment	Response/ proposed change
Mark l'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy. The contents of this policy are both admirable and commendable, It is however important to also consider the needs of people with limited mobility and also people living outside the settlement boundary who become unable to able, for whatever reason, to drive and will then become reliant on other firms of transport.	<b>Support welcomed and comments noted; no amendments required.</b> The policy applies across the parish and accessibility is referred to within other policies and also within the design codes. The plan includes a number of community actions regarding improving accessibility and transport across the parish.
Henry Swaddle (resident)	Support the policy. Parking, parking, parking!	<b>Support welcomed and comments noted; no amendments required.</b>
Gillian Plaice (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 3 (resident)	Support the policy. Need better rail links as well.	<b>Support welcomed and comments noted; amend</b> to include revised community action regarding improving affordable public transport, including rail frequency.
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	Support the policy. In a rural community transport is vital and policy H20 addresses all aspects for the future needs.	<b>Support welcomed and comments noted; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy. There should be more buses on the Newcastle/Carlisle route. Only one per hour is less than they get up the North Tyne. Not everyone can afford cars or can drive.	<b>Support welcomed and comments noted; amend</b> to include revised community action regarding improving affordable public transport, including rail frequency.
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	Support the policy. I don't think the parish should push to create parking outside of houses that never had it and were bought knowing this. My worry is also the Old Fire Station (Now the Stone Halt development) can park excess on the road.	<b>Support welcomed and comments noted; no amendments required.</b> This is not being proposed within the plan.
<b>Policy/ paragraph</b>	<b>Policy H21 – Walking and cycling network</b>	
Northumberland County Council	In order to protect a desired cycle route from development it would be necessary to present evidence that demonstrates that a scheme is feasible and deliverable within the timeframe of the Plan. We would recommend presenting greater detail on the intention to protect a cycle route from Haydon Bridge to Hexham. This appears as an aspiration in the supporting text. It may be more appropriate to address this aspiration through the Community Action seeking investigation into the feasibility of a scheme.  Typo: In the last paragraph 'extend' should read 'extent'.	<b>Comments noted, amend</b> to include additional evidence to justify the proposal and correct typo.
Greenwich Hospital (Strutt & Parker)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Hexham Town Council	The Town Council has already been consulted on and supports H21 in the plan (the proposed new cycle route and footpath connecting Haydon Bridge and Hexham, and to protect it from development unless a suitable alternative route is provided) and also supports the draft Plan generally.	<b>Support welcomed and comments noted; no amendments required.</b>
Lisa Armour Brown and Ashley Hipkin (residents)	Love the idea of a cycle route to Hexham. We would like to know what the challenges are to accomplishing this and how we could help move this forward.	<b>Support welcomed and comments noted; no amendments required.</b>

Consultee	Comment	Response/ proposed change
Carole McGivern (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tessa Jane Simmonds (resident)	Do not support the policy. I think this should be far more ambitious. Maintain existing footpaths and bridleways. Seek to work with landowners to develop new cycle paths and footpaths and work with landowners to help reduce access to offroad motorbikes.	<b>Noted, no amendments required.</b> The issues identified do not require planning permission. The plan includes a number of community actions to enhance accessibility.
Mary Milford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Tania Wilson (resident)	<p>Support the policy. A cycle lane to Hexham would greatly improve the connectivity of Haydon Bridge and would make me feel safer as a cyclist for both myself and my children. As mentioned above, pedestrians have a hard time in the centre of the village as it can be difficult to cross the road with the number of badly parked cars from people who cannot be bothered to walk 500 metres.</p> <p>Also, the pedestrian access to Shaftoe School is not the best. From Shaftoe Street opposite Watsons Garage, cars park on the path so a pushchair cannot get through, the path is narrow so walking with a small child feels vulnerable and despite the efforts of NCC to provide a path directly outside the school gates, I still see cars straddling the path and road to park when they could use the parking facility further up.</p>	<b>Support welcomed and comments noted; no amendments required.</b> With regard to the access to Shaftoe School, the county council has made changes to speed limits, yellow lines and parking arrangements.
Steven Ford (resident)	Support the policy. The HB to Hexham route is very important and should, perhaps, be considered as part of a strategic cycle route from Carlisle to Newcastle. This might attract regional or central funding.	<b>Support welcomed and comments noted; no amendments required.</b>
Peter Fletcher (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Alex Turnbull (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>



Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Mrs Barbara Foti (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	Support the policy. This is vital to reduce reliance on cars.	<b>Support welcomed and comments noted; no amendments required.</b>
Ann Lindsey (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mrs Helen Brooks & Mr Graeme Brooks (residents)	Support the policy. The footpaths and green spaces by the river are constantly marred by dog mess and litter. Ann Haytor (forgive me if I haven't spelt her name correctly) recently removed a tent, two airbeds and two sleeping bags from the limestone rock area, and I am constantly removing food packaging, drinks bottles, broken glass, towels and items of clothing. It should be pointed out to people that if they wish to continue to use the footpath to limestone rock, they had better improve their behaviour. Permission from Network rail to make the path a registered footpath will not be granted should they be made aware of the situation.	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes a number of community actions for various footpath initiatives, including a new action regarding anti-social behaviour.
Carole Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
D Astley (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jannene Rutherford (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mr J G Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Phil Hartley (resident)	Support the policy. The development of a cycle path from Haydon Bridge to Hexham would be excellent for the residents of the village for both everyday travel and leisure.	<b>Support welcomed and comments noted; no amendments required.</b>
Resident – no details provided	Support the policy.	<b>Support welcomed; no amendments required.</b>
Barbara Wardle (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Chris Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Esmond Faulks (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Billie-Jo Blackett (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Paul Robson (resident)	Support the policy. Would be helpful if existing walking routes linked up.	<b>Support welcomed; no amendments required.</b> Linking footpaths is part of the work of the footpath group.
Cathy Stark (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mark I'Anson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
No name provided 2 (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kate Minto (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Henry Swaddle (resident)	Support the policy. Not forgetting provision for maintenance of these facilities.	<b>Support welcomed and comments noted; no amendments required.</b> The plan includes community actions regarding footpath initiatives to make them more accessible.
Gillian Plaice (resident)	Support the policy. A cycle route to Hexham should be actively pursued.	<b>Support welcomed and comments noted; no amendments required.</b>
No name provided 3 (resident)	Support the policy. Cycle paths to keep cyclists off the narrow roads would be good.	<b>Support welcomed and comments noted; no amendments required.</b>
Andy Collier (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Jackie Armstrong (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Eileen Charlton (resident)	<p>Support the policy. I fully support policy H21 - Having been involved with the development of The Haydon Hundred Cycle Event which generates funding for the community library I not only applaud the cyclists for their enthusiasm but also know how much a safe route to Hexham off the A69 is required by these cyclists.</p> <p>A safe route would encourage more commuters to cycle to work - making it very viable and healthy option and help reduce omissions. This would reduce traffic on the A69 and relieve the parking problems in Hexham as workers fill up the car parks.</p>	<b>Support welcomed and comments noted; no amendments required.</b>
Dennis and Janet Cowings (residents)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Ida Burrows (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Anne Galbraith (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Penny Wilkinson (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Donald Price (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	Support the policy. There is nothing about horse riding. The needs of horse riders should be taken into account in development of the cycle route and footpath into Hexham, and it should be designated as a bridleway. Consideration should be given as to how the route links up with existing footpaths, bridleways and byways, and how circular routes could be created.	<b>Support welcomed and comments noted; no amendments required.</b> Where the proposed path follows the route of the bridleway at Greenshaw Plain it would have to also accommodate horse riders with a section of soft surfaced path alongside the hard surfaced bike track. It is anticipated that path would be hard surfaced and open to horse riders.
Langley Furniture Works (Geoff Jackson)	Support the policy.	<b>Support welcomed; no amendments required.</b>
James Ritchie (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Kevin Duffy (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Avril Kirsopp (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
Leslie Norris (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>

Consultee	Comment	Response/ proposed change
James Brown (resident)	Support the policy.	<b>Support welcomed; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Annex 1 – Community actions</b>	
Lisa Armour Brown and Ashley Hipkin (residents)	<p>We would flag up the possibility of a Haydon pound to encourage exchange in the local economy. (Having just read Kate Raworth's - Doughnut Economics!)</p> <p>And love the idea of a cycle route to Hexham. We would like to know what the challenges are to accomplishing this and how we could help move this forward.</p> <p>Public transport for the youth is too expensive and infrequent for them to use easily. Especially the train. This is probably outside the scope of the plan but we would love to see more affordable public transport- a youth season ticket for example.</p>	<b>Support welcomed and comments noted.</b> The issue of a 'Haydon Pound' will be considered but it is understood that there is not sufficient interest at the current time. <b>Amend</b> community actions to include reference to improving affordable public transport.
Tania Wilson (resident)	<p>Objective 3a. The land west of Belmont has been divided into smaller plots. Could this now be an affordable option for a community orchard, restoring the land to its former self as a place where trees grow. Or even use it for 3d, a community pond and wildlife habitat.</p> <p>Objective 5a. I believe the Oddfellows Hall is being converted into a cafe. This could be a great asset to the village if local produce were used and it was promoted to tourists in a welcoming way.</p> <p>Objective 5b. It is despicable that the current tennis courts are not accessible, this should be rectified and deemed a community facility when school is not in session. A community gym in the sports hall sounds like a great idea and use for an existing building.</p> <p>Objective 5e. Our youngest people get a poor deal in this village. There is now no children's Sure Start type facility despite young families moving to the Showfield and new houses. There also was talk of a small skate park but residents declined this. Why? Our young people need somewhere to go. I also visited Greenwich Gardens playpark last</p>	<p><b>Noted, no amendments required.</b></p> <p>The land west of Belmont is in private ownership and on the market for sale. All of the other matters raised are considered to be addressed by community actions.</p>

Consultee	Comment	Response/ proposed change
	<p>week and it was strewn with litter. It wasn't pleasant, we could do better.</p> <p>Objective 7a. Fully support this initiative.</p> <p>Objective 7d. I would be interested in a car sharing scheme.</p> <p>Additional thought: Why is bus travel from HB to Hexham or HB to Newcastle so expensive and longwinded. Newbrough has a far superior bus route which is also a lot cheaper and quicker! Why can't we have this?</p>	
Peter Fletcher (resident)	I support the proposed community actions.	<b>Support welcomed; no amendments required.</b>
Siobhan Stephenson (resident)	I particularly support the development of a provision to grow food - and any related initiatives which enable and support our local area to provide food for us. eg bridge selling market. Also any projects which enhance biodiversity.	<b>Support welcomed and comments noted; no amendments required.</b> This is addressed in the community actions.
Carole Price (resident)	Something for youth to be physically active - skate park	<b>Support welcomed and comments noted; no amendments required.</b> This is addressed in the community actions.
Mark I'Anson (resident)	Community actions are very important and must not be lost amid the bureaucracy.	<b>Support welcomed and comments noted; no amendments required.</b>
Kate Minto (resident)	The Community Actions are all commendable and will surely enhance life within the parish. I would like to become involved but will await more information on the actions that are of particular interest before committing myself.	<b>Support welcomed and comments noted; no amendments required.</b>
Henry Swaddle (resident)	All very worthy.	<b>Support welcomed; no amendments required.</b>
Mary Greenacre (resident)	It would be good to have more regular community events involving the various groups. I didn't know that the Net Zero or Development Trust groups existed!	<b>Noted, no amendments required.</b> A number of communication tools are planned in relation to taking forward the community actions.

Haydon Parish Neighbourhood Plan: Consultation Statement (November 2021)

Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	Include Langley in conservation area? all of its own. It is already mostly in the AONB.	<b>Support welcomed and comments noted; amend</b> to include community action regarding identification of additional conservation areas across the parish.
David Thornhill (resident)	Fully support.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	1b Will this include financial support as this could/will be expensive for some families.	<b>Noted, no amendments required.</b> The aim will be to secure external grant funding or voluntary community contributions to fund such initiatives.
Policy/ paragraph	Annex 2 – Design codes	
Greenwich Hospital (Strutt & Parker)	<p>We note the content and aspirations set out in the accompanying Design Code. We would generally agree with the desire to positively influence the quality of design and the creation of attractive housing in appealing, accessible, safe and environmentally sound settings. However, it should also be remembered that the provision of some of the requirements of the design code will require a greater level of investment in development costs, and not all will be recouped in a higher gross development value or revenue stream.</p> <p>To this end the policies of the HPNP should not be constructed in such a way that a lack of compliance with all elements of the Design Code should mean absence of any support for a proposal. A more realistic stance that would not leave the parish vulnerable to losing appeals would be to draft policies that engender a positive approach to compliance to the Design Code but enables the Parish and Local Planning Authority to balance positive efforts by a developer to meet the requirements against cost constraints.</p> <p>For example, a development proposal may offer a pleasing level of compliance with the Design Code, but in doing so fail to be able to meet the aspirations of a higher level of affordable housing than is compliant</p>	<b>Noted, no amendments required.</b> It is not considered that the design policy or design codes are overly restricting. The local community have clearly expressed the need for new development to conserve and enhance local distinctiveness.

Consultee	Comment	Response/ proposed change
	with the NLP. Indeed, under the current economic climate and market conditions we would very much anticipate this to be a reality. The HPNP should therefore clearly offer solutions and reasoned priorities for guidance for developers in this situation.	
Langley Furniture Works (Geoff Jackson)	Seriously important.	<b>Support welcomed; no amendments required.</b>
David Thornhill (resident)	Fully support.	<b>Support welcomed; no amendments required.</b>
James Brown (resident)	I agree as long as we are not going to tell people what they can do with their land. That should be left to the planning authority. Then the plan would say how something was to be built.	<b>Noted, no amendments required.</b> The neighbourhood plan will form part of the development plan and will be used to assess planning applications against.
<b>Policy/ paragraph</b>	<b>Annex 3 – Designated heritage assets</b>	
Northumberland County Council	Typo: The entry for the Pigsties is incorrect. It should read: 'Pigsties 30 metres north east of High Staward Farmhouse'	<b>Comments noted, amend as suggested</b>
Steven Ford (resident)	Air raid shelter New Alston Air raid shelter Former air raid shelter located in field, presumably for residents of New Alston. ///feared.wand. compounds This is an ROC generator shed I think.	<b>Noted, no amendments required.</b> Description was taken from the historic environment record.
Langley Furniture Works (Geoff Jackson)	As above. Good to see the full list - who knew!	<b>Support welcomed and comments noted; no amendments required.</b>



Consultee	Comment	Response/ proposed change
James Ritchie (resident)	Need for identification of non-designated heritage assets needs to be considered going forward to ensure good design development is encouraged.	<b>Support welcomed and comments noted; no amendments required.</b>
<b>Policy/ paragraph</b>	<b>Annex 4 – Non-designated heritage assets</b>	
Northumberland National Park Authority	The National Park Authority has also been approached by a resident querying the approach to the local list of non-designated heritage assets set out in Annex 4 of the pre-submission draft neighbourhood plan. Would you be able to provide further clarity as to how the list was compiled?	It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record. The policy is proposed to be deleted and replaced with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.
Historic England	Your plan identifies non-designated heritage assets; we recommend you ensure the annex includes information on how they were compiled and enough information to set out what makes them locally significant. You could also usefully include a statement to say the annex is not exhaustive as other non-designated heritage assets may be identified in the future. More information is given in our advice note (and also in HE Advice Note 7 - Local Heritage Listing: <a href="https://www.historicengland.org.uk/images-books/publications/local-heritage-listing-advice-note-7">https://www.historicengland.org.uk/images-books/publications/local-heritage-listing-advice-note-7</a> ).	It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record. The policy is proposed to be deleted and replaced with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.

Consultee	Comment	Response/ proposed change
Lydia Coulson (resident)	Non designated heritage assets: Low Hall- is this just Low Hall, the large House, or does this include the adjoining cottage?	Low Hall includes the cottage.
Mrs Helen Brooks & Mr Graeme Brooks (residents)	As pointed out in policy H8, 36 Ratcliffe Road does not have a gable end, and does not show any architectural indication of earlier buildings or arrangements of the street. 38 Ratcliffe Road however does have a gable end and does illustrate such details. We should know, we live there! 😊 Please amend the documents accordingly.	<b>Comments noted; amend</b> as suggested. The reference to 36 Ratcliffe Road reflected the text within the conservation area character appraisal, which is now understood to be incorrect.
Chris Armstrong (resident)	<p>We attended your drop in event on Saturday 28th August and expressed our concerns re the non-designated heritage listing included within the Haydon Bridge Parish Plan. We were asked to formally email our concerns which we did on 2nd September and you replied on 14th September. You suggested a zoom meeting between yourselves, Jo-Anne Garrick planning consultant, and ourselves. This has not materialized although Peter Fletcher did email us on 14th September. You state that you will amend the plan and say:</p> <p>“I can confirm that there will be a need to amend the plan to ensure it is clear that it is not the intention to create a local heritage list in the neighbourhood plan. Also, to explain that non-designated assets are included on the HER. It is likely that the text within the next version of the plan will refer to the relevant NNPA Local Plan and Northumberland County Council Local Plan policies. Also, that it will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.”</p> <p>There may be a promised major change on Policy 7 however we believe that we will not be given the opportunity to comment the amended plan before it is submitted. This is disappointing. (even though there has been a major change on policy H7 )</p>	<p><b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.</p> <p>It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record.</p> <p>The suggested zoom call was replaced by a phone call between Chris Armstrong and Jo-Anne Garrick. There will be a further opportunity to comment on the draft plan when it is submitted to Northumberland County Council and the National Park Authority. These comments will then be considered by an independent examiner.</p>

Consultee	Comment	Response/ proposed change
	<p>You are saying that the neighbourhood plan will not create a local heritage list, but it is likely to have that effect in practice – whatever the term used, you are calling these buildings non-designated heritage, and inclusion in the list, whatever it is called, is going to be argued to be significantly material in future planning decisions. You should therefore follow the proper procedures for local heritage lists, as below.</p> <p>You state in the email dated 14/9/21 that the revised plan “will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.” You however have still failed to provide a sound selection and scoring criteria which we have requested twice.</p> <p>Historic England’s advice on Local heritage listing states that you ‘should demonstrate accuracy to meet requirements set by selection criteria’. We should like to know why other Greenwich hospital houses identical to our own and within the Haydon Parish were not included in the list and of course until we have sight of the selection criteria and how individual properties have been scored this will be impossible to tell.</p> <p>Historic England also say you that should ‘Advise (owners) of intension to locally list an asset and include an explanation of planning implication but it is important to put in place a process for handling requests not to designate.’ We would like you to make this available to ourselves because we wish to object to the inclusion of this property. Best practise, according to the Civic Voice toolkit, includes writing to the owner. We have received no such letter, photograph, description of key features or justification of why it (Grindon farmhouse and farm yard) is included in the proposed list.</p>	

Consultee	Comment	Response/ proposed change
	<p>James Ritchie admitted to carrying out a 'drive by' analysis of our farm and buildings. He used the Northumberland National Park Grundy Listing which was carried out on buildings in the Northumberland National Park in 1987.</p> <p>Grindon farm buildings listing HER number 14602 Full description "house Mid 19th century farm buildings round four sides of a farmyard. They are little-altered and contemporary with Grindon Farmhouse. The rear range is largely obscured by a later shed but the two-storey byres and stables to the left step nicely down the hill and form a group with the house. (GrundyGrade IV). (1)"</p> <p>Grindon farm house HER number 14602 Full description "Mid 19th century, built of coursed stone with ashlar dressings, Welsh slate roof with one corniced stone chimney and on rebuilt in brick. A standard two-storey, three-bay farmhouse. The door and lower windows replaced in the 20th century in original openings; the upper windows are original 12-pane sashes. Gabled roof with flat coping. (Grundy Grade IV). (1)"</p> <p>Both our farmhouse and buildings were graded Grundy IV</p> <p>A definition of Grundy Grade 1V "in this survey 'are those which , in the opinion of the researcher were worthy of inclusion in the gazetteer but which are not of special architectural or historic merit". Jo-Anne Garrick was unaware of this definition.</p> <p>Please note also that the descriptions are now inaccurate ...the farmhouse has had 2 extension and new pvc windows. The farmyard has undergone major changes as they are now 50% holiday cottages.</p> <p>There are a large number of identical Greenwich hospital properties in the parish but only a small number of Greenwich Hospital properties</p>	

Consultee	Comment	Response/ proposed change
	<p>seem to have been included in your list. There is no evidence that this small selection is based on any logical process. We do not think our property is significant.</p> <p>I can provide a definitive list of all Greenwich hospital properties in the parish should you require it.</p>	
Kate Minto (resident)	I have concerns about the Non-Designated Heritage Assets as mentioned much earlier in my response to Policy H7 earlier in this document. Please take that as also a response to this question.	<p><b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.</p> <p>It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record.</p>
Henry Swaddle (resident)	1A Ratcliffe Road (or have I missed that elsewhere?)	<b>Amend</b> to include additional community action regarding the identification of other non-designated heritage assets that are not included on the Northumberland Historic Environment Record.
No name provided 3 (resident)	The council is allowing Haydon Park House to fall into disrepair.	<b>Amend</b> to include additional community action regarding the identification of other non-designated heritage assets that are not included on the Northumberland Historic Environment Record.
Jackie Armstrong (resident)	Do not support the policy.	<b>Comments noted, amend</b> by deleting policy and replacing with community action regarding identifying non-designated

Consultee	Comment	Response/ proposed change
	<p>We attended your drop in event on Saturday 28th August and expressed our concerns re The non-designated heritage listing included within the Haydon Bridge Parish Plan. We were asked to formally email our concerns which we did on 2nd September and you replied on 14th September. You suggested a zoom meeting between yourselves, Jo-Anne Garrick planning consultant, and ourselves. This has not materialized although Peter Fletcher did email us on 14th September. You state that you will amend the plan and say:</p> <p>“I can confirm that there will be a need to amend the plan to ensure it is clear that it is not the intention to create a local heritage list in the neighbourhood plan. Also, to explain that non-designated assets are included on the HER. It is likely that the text within the next version of the plan will refer to the relevant NNPA Local Plan and Northumberland County Council Local Plan policies. Also, that it will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.”</p> <p>There may be a promised major change on Policy 7 however we believe that we will not be given the opportunity to comment the amended plan before it is submitted. This is disappointing. (even though there has been a major change on policy H7).</p> <p>You are saying that the neighbourhood plan will not create a local heritage list, but it is likely to have that effect in practice – whatever the term used, you are calling these buildings non-designated heritage, and inclusion in the list, whatever it is called, is going to be argued to be significantly material in future planning decisions. You should therefore follow the proper procedures for local heritage lists, as below.</p>	<p>heritage assets that are of importance to the local community, which are not currently identified on the Northumberland Historic Environment Record. Work with the county council to include these assets as part of the record.</p> <p>It was not the intention to create a local list of non-designated heritage assets, only to identify some particular ones which were of importance to the community. A number of those non-designated assets identified in annex 4 are already included on the Northumberland Historic Environment Record.</p> <p>The suggested zoom call was replaced by a phone call between Chris Armstrong and Jo-Anne Garrick. There will be a further opportunity to comment on the draft plan when it is submitted to Northumberland County Council and the National Park Authority. These comments will then be considered by an independent examiner.</p>

Consultee	Comment	Response/ proposed change
	<p>You state in the email dated 14/9/21 that the revised plan“ will contain a community action to request that those buildings and structures identified through the neighbourhood plan preparation process should be included on the HER, where they are not already included.” You however have still failed to provide a sound selection and scoring criteria which we have requested twice.</p> <p>Historic England’s advice on Local heritage listing states that you ‘should demonstrate accuracy to meet requirements set by selection criteria’ .We should like to know why other Greenwich hospital houses identical to our own and within the Haydon Parish were not included in the list and of course until we have sight of the selection criteria and how individual properties have been scored this will be impossible to tell.</p> <p>Historic England also say you that should ‘Advise (owners) of intension to locally list an asset and include an explanation of planning implication but it is important to put in place a process for handling requests not to designate.’ We would like you to make this available to ourselves because we wish to object to the inclusion of this property. Best practise, according to the Civic Voice toolkit, includes writing to the owner. We have received no such letter, photograph, description of key features or justification of why it (Grindon farmhouse and farmyard) is included in the proposed list.</p> <p>James Ritchie admitted to carrying out a ‘drive by’ analysis of our farm and buildings. He used the Northumberland National Park Grundy Listing which was carried out on buildings in the Northumberland National Park in 1987.</p> <p>Grindon farm buildings listing HER number 14602 Full description</p>	

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	<p>“house Mid 19th century farm buildings round four sides of a farmyard. They are little-altered and contemporary with Grindon Farmhouse. The rear range is largely obscured by a later shed but the two-storey byres and stables to the left step nicely down the hill and form a group with the house. (GrundyGrade IV). (1)”</p> <p>Grindon farm house HER number 14602</p> <p>Full description</p> <p>“Mid 19th century, built of coursed stone with ashlar dressings, Welsh slate roof with one corniced stone chimney and on rebuilt in brick. A standard two-storey, three-bay farmhouse. The door and lower windows replaced in the 20th century in original openings; the upper windows are original 12-pane sashes. Gabled roof with flat coping. (Grundy Grade IV). (1)”</p> <p>Both our farmhouse and buildings were graded Grundy IV</p> <p>A definition of Grundy Grade 1V “in this survey ‘are those which , in the opinion of the researcher were worthy of inclusion in the gazetteer but which are not of special architectural or historic merit”. Jo-Anne Garrick was unaware of this definition.</p> <p>Please note also that the descriptions are now inaccurate ...the farmhouse has had 2 extension and new pvc windows. The farmyard has undergone major changes as they are now 50% holiday cottages.</p> <p>There are a large number of identical Greenwich hospital properties in the parish but only a small number of Greenwich Hospital properties seem to have been included in your list. There is no evidence that this small selection is based on any logical process. We do not think our property is significant.</p> <p>I can provide a definitive list of all Greenwich hospital properties in the parish should you require it.</p>	



Consultee	Comment	Response/ proposed change
Langley Furniture Works (Geoff Jackson)	As above and Langley Brickyard's chimney.	<b>Noted, no amendments required.</b> This is included on the Northumberland Historic Environment Record.
Policy/ paragraph	Policies map	
Northumberland County Council	The Conservation Area is not shown on the inset map.	<b>Comments noted, amend to include.</b>
Gordon Currie (resident)	<p>I have made my observations to the local plan as amendments and attach them via email. They have historically been discussed in detail with Northumberland County Council's Planning Dept and accepted as an excellent route forward to help the village prosper and become a more desirably attractive place to live and work.</p> <ol style="list-style-type: none"> <li>1. Possible off street parking to the rear of the properties on the junction between North Bank and Tofts Bank;</li> <li>2. Settlement boundary at North Bank should be amended to reflect new houses that have already been built;</li> <li>3. If Sellwood and Springhill are assets, then others need including;</li> <li>4. Off street car parking and turning area should be provided to the north of Alexandra Terrace</li> <li>5. A medical centre with all facilities (dentist, chiropractor, chiropody etc) and care centre for aged persons should be provided on the dept site [to the north of Strother Close];</li> <li>6. LGS01, LGS05, LGS06, LGS07, POS02 and POS03 should be within settlement;</li> <li>7. Settlement boundary should be extended to A69 to south;</li> <li>8. General Havelock;</li> <li>9. H15 – should include some commercial units including offices, garage and work from home.</li> </ol>	<p><b>Noted, no amendments required.</b></p> <ol style="list-style-type: none"> <li>1. The plan is not proposing to allocate land for parking.</li> <li>2. The plan is not proposing to amend the settlement boundary defined within the local plan.</li> <li>3. This would be considered as part of a review of the conservation area character appraisal.</li> <li>4. The plan is not proposing to allocate land for parking.</li> <li>5. The plan is nor proposing to allocate land for a new medical centre.</li> <li>6. It is not necessary for the local green space and protected open space sites to be located within the settlement boundary. The plan is not proposing to amend the settlement boundary defined within the local plan.</li> <li>7. The plan is not proposing to amend the settlement boundary that is defined within the local plan.</li> <li>8. It is unclear as to what this comment relates.</li> <li>9. The local plan allocation is for residential development.</li> </ol>

Consultee	Comment	Response/ proposed change
	<p>Policy H13: Protected Open Space Policy H15: Land west of Langley Gardens Policy H16: Community Facilities Policy H17: Haydon Bridge Village Centre Policy H21: Public Rights of Way Footpath</p> <p>Paddy! possible of closer day parking by car park new settlement boundary I sell wood a Springhill drive area assets Then others need off street car parking Medical centre with all facilities (dentist, chiropractor, etc.) POS should be within settlement POS should be within settlement This site but housing only some commercial units including offices, garage &amp; work from home Additional observations to be made to local Plan for Haydon Bridge A. Currie. Sept. 21.</p>	
Lydia Coulson (resident)	H13- protected open Space; it appears that the paddock at Low Hall (opposite temple houses) is highlighted yellow as protected open space- this is private land that was purchased alongside Low Hall. Is this a mistake? What does this mean?	Comments noted, amend policies map as suggested

Consultee	Comment	Response/ proposed change
<b>Policy/ paragraph</b>	<b>Additional areas for consideration</b>	
Historic England	<p>Your plan could address the topic of heritage at risk by suggesting solutions to heritage assets that are at risk from their condition or vacancy, or are vulnerable to becoming so during the life of the plan. The plan area contains three entries on the national Heritage At Risk register (Langley Barony lead mines (two entries); and Hadrian's Wall and associated features between the boundary east of turret 34a and the field boundary west of milecastle 36 in wall miles 34, 35 and 36). You could include policy to encourage positive action to de-risk sites such as re-using vacant assets or proactive land management to enhance sites and bring wider public benefits. In addition, the national register does not ordinarily cover Grade II listed buildings or non-designated heritage assets, so your plan could usefully consider whether any of these are at risk or vulnerable, too.</p>	<p><b>Comments noted, amend</b> to include text regarding the importance of resolving issues of heritage at risk, however the parish council does not have the resources to take a lead on heritage at risk work.</p>