

**Re: Haydon Parish Neighbourhood Plan - Examination**

Tony Burton <[REDACTED]>

Fri 2/11/2022 12:16 PM

To:

Haydon Parish <[REDACTED]>;

[REDACTED];  
Sarah Brannigan <[REDACTED]>

Thank you for your continuing support for the Examination.

Some further issues have arisen during my consideration of the Plan where I would welcome a response, including, as appropriate, from Northumberland National Park Authority (via Northumberland County Council).

- Haydon Bridge's settlement boundary is as defined in the emerging Northumberland Local Plan. The Local Plan is not yet adopted and the neighbourhood plan depends on the Local Plan as justification for the location of the boundary. It would be helpful to know if the principle of settlement boundaries or the detailed location of that proposed for Haydon Bridge has been an issue raised during examination of the Local Plan
- Policy H4 introduces criteria for considering applications for individual and community-scale renewable energy development outside Northumberland National Park. Policy DM13 of the Northumberland National Park Local Plan permits "*small-scale*" renewable development within the National Park subject to similar criteria. What is the rationale for Policy H4 applying only to development located outside the National Park? I note the National Park Authority's representations that the approach is appropriate as Policy DM13 restricts renewable development to "*domestic scale*" although the wording of DM13 is "*small-scale*". Is it considered that "*small-scale*" is different to "*individual and community scale*" as used in Policy H4
- Policy H5 includes wording relating to development of flood prevention and alleviation schemes that mirrors Policy WAT3 in the emerging Northumberland Local Plan. The supporting text in 5.21 states the Policy is not seeking to repeat local policy. What is the purpose of including this wording?
- Policy H6 references the International Dark Sky Park. How does the boundary of the International Dark Sky Park relate to that of Haydon Parish?
- Policy H14 -The Housing Needs Assessment concludes that "*The relationship between the estimated need for affordable rented properties and the potential demand for affordable homeownership properties suggests that the latter should be prioritised in future development*" (page 58) while the supporting text to Policy H14 states that "*In accordance with the findings of the housing needs assessment the priority will be affordable housing for rent rather than affordable housing for sale*" (paragraph 5.94). What is the explanation for this difference and why does Policy H14 prioritise affordable housing for rent not ownership?
- Policy H14 - Is it the intention that the illustrative approach to the development of this site shown in Figure 3 should inform planning decisions made under Policy H14?

- Policy H15 - Further to my original request please may I be provided with details of the newsagents/convenience store, pharmacy, post office/supermarket, pub/restaurant, butchers and garage such that they might be individually identified in a planning policy
- Policy H16 - What evidence supports the new boundary for the Village Centre?
- Policy H20 - What evidence is there that the new Hexham-Haydon Bridge link is deliverable within the time frame of the Plan and that it follows the most appropriate route?
- What is the expected timescale for the emerging Northumberland Local Plan to be adopted and, assuming a successful referendum, when is the earliest likely date for making the Haydon Parish Neighbourhood Plan?

I will welcome your responses on these issues and I may come back with further questions or requests as the Examination proceeds.

Thanks

Tony