

Re: Humshaugh Neighbourhood Plan - Examination

Tony Burton <[REDACTED]>

Fri 7/5/2024 2:42 PM

To: Sarah Brannigan <[REDACTED]>; humshaughpc <[REDACTED]>

Cc: Rob Naples <[REDACTED]>

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Further to my recent email there is an additional point to be addressed by [Humshaugh Parish Council](#) (and any additional comments from Northumberland County Council would also be welcome):

- Policy 4 - What is the basis on which an "historic core" has been defined, including the boundary shown on the Policies Map, and what evidence supports its identification and boundary?

Thanks

Tony

On 04/07/2024 12:31, Tony Burton wrote:

Having received the submitted documents and representations my Examination has begun.

I have reviewed the material for any "fatal flaws" that would prevent the Examination proceeding and have found nothing to date.

There are a number of points on which further clarification from [Northumberland County Council](#) would be helpful:

- Please can you confirm what comprises the development plan for the neighbourhood area, including the area within Northumberland National Park?
- At this stage does Northumberland County Council consider the submitted Plan to be in general conformity with the strategic policies of the development plan?
- What evidence defining the special interest and describing the character and appearance of Humshaugh Conservation Area has been adopted by Northumberland County Council and/or is used in determining relevant planning applications?
- Was Natural England consulted on the SEA screening assessment and did it express a view - the submitted document only includes responses from Historic England and Environment Agency?
- Please may I have evidence that Natural England was consulted on the HRA screening report and, if so, then what was its response?

There are a number of points on which further clarification from [Humshaugh Parish Council](#) would be helpful (and any additional comments from Northumberland County Council on these would also be welcome):

- Policy 1 - what is the evidence for the statement in paragraph 4.12 that wind turbines up to 25m in height "*would not be economically viable*"?
- Policy 5 - is it the intention of the Policy that relevant planning applications should have regard to the Design Guidance and Codes document prepared by AECOM or only to the issues included in the policy text?
- Policy 6 - what is the evidence for the statement in g. that there is a particular need for one, two and three bedroom affordable homes to buy as opposed to other affordable housing options, including homes to rent?

I should welcome any comments from Humshaugh Parish Council on the representations made on the submitted Plan if there are any.

It will be helpful to receive a response within two weeks or otherwise to be informed when it will be possible.

My current view is that a hearing will not be required.

These requests and the responses should be made publicly available, such as by being put online. May I ask Northumberland County Council to liaise as appropriate with Northumberland National Park Authority which also needs to consider the final Plan.

I may come back with further questions or requests as the Examination proceeds.

Thank you for supporting the process. It will be helpful if all correspondence is shared between the local planning authority, the parish council and myself.

Tony