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Staffordshire Moorlands Sustainability Appraisal (Submission Version)

Consultation Analysis Report

Prepared by LUC
May 2018

Project Title: Consultation Analysis Report on the Staffordshire Moorlands Sustainability Appraisal
(Submission Version)

Client: Staffordshire Moorlands District Council

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1.0	16/05/2018	1 st Draft Report	Sarah Temple	Philip Smith	
2.0	23/05/2018	Final Report	Sarah Temple	Philip Smith	Philip Smith



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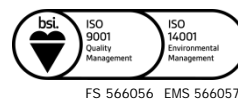
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1 Introduction

- 1.1 The Sustainability Appraisal (SA) Report, published alongside the Staffordshire Moorlands Local Plan, is used to assess how the policies in the Local Plan perform against a set of 18 sustainability objectives.
- 1.2 The Sustainability Appraisal has been subject to four rounds of public consultation:
 - **SA Scoping Report:** 13th August– 26th September 2014
 - **Interim Sustainability Appraisal Report:** 28th April – 13th June 2016
 - **Draft Sustainability Appraisal Report:** 24th July – 15th September 2017
 - **Sustainability Appraisal Submission Version Report:** 27th February – 11th April 2018
- 1.3 This Consultation Analysis Report focuses on the Sustainability Appraisal Submission Version consultation. The report provides:
 - An overview of the Sustainability Appraisal Submission Version consultation process (**Chapter 2**)
 - A summary of the representations received (**Chapter 3**)
- 1.4 **Appendix 1** provides a summary of each comment received on the Report.

2 Overview of the Sustainability Appraisal Submission Version consultation

- 2.1 In accordance with the SEA Directive, the Sustainability Appraisal (SA) Report was consulted on alongside the Staffordshire Moorlands' Local Plan Submission Version.
- 2.2 In line with Regulation 13 of the Environmental Assessment of Plans and Programmes Regulations 2004 (the SEA Regulations) the consultation includes the statutory bodies Natural England, Historic England and the Environment Agency, alongside a wide range of other stakeholders and community organisations.

Statement of Community Involvement

- 2.3 The Council's Statement of Community Involvement (SCI) was adopted in April 2016. It outlines who should be consulted at each stage of Local Plan production and the methods that will be used to ensure effective involvement.
- 2.4 The SCI notes that it is a statutory requirement that the Council undertakes a Sustainability Appraisal (SA) to assess the economic, environmental, and social effects of a plan from the outset of the preparation process to inform policy and allow decisions to be made that accord with sustainable development. The SA documents are also subject to consultation alongside the plan and inform changes at each stage in the plan production process.
- 2.5 For the Regulation 19 (Submission Version) stage of the Local Plan, Figure 4.1 on page 36 of the SCI lists the consultation requirements. The table below shows these requirements and explains how they have been met as part of the Submission Version consultation.

Table 2.1: SCI requirements and how they have been met

Type of Consultee	SCI Requirements	How they have been met
Statutory Bodies	Summary document, publication on online portal, direct notification, response form, website.	All of the statutory bodies are on the Council's Local Plan Consultation Database so they were directly notified about publication of the Local Plan and associated documents. The other requirements listed were all undertaken as part of the consultation.
Parish / Town Councils	Summary document, publication on online portal, media releases, paper based, direct notification, response form.	All of the Parish and Town Councils are on the Council's Local Plan Consultation Database so they were directly notified about publication of the Submission Version document. The other requirements listed were all undertaken as part of the consultation. Paper copies of the consultation material were available at all libraries and Council offices in the District. Progress on the Local Plan is a standing item at the Parish Assembly meeting (to which all Parish and Town Councils in the District are invited) and officers attend to give updates and answer queries.
General	Summary document,	If they had previously commented or registered an

Type of Consultee	SCI Requirements	How they have been met
Public	publication on online portal, media releases, paper based, direct notification, response form, social media, website.	interest (and so they were on the Local Plan database) they were sent an additional communication to notify them of the publication. A summary document was produced in order to help people understand the proposals. The other requirements listed were all undertaken as part of the consultation. Press releases, the Council's website and social media were also used to raise awareness of the consultation.
Local Businesses	Summary document, publication on online portal, Moorlands Together Partnership, media releases, paper based, direct notification, response form, social media, website.	If they had previously commented or registered an interest (and so they were on the Local Plan database) they were sent an additional communication to notify them of the publication. The Council attended a scheduled meeting of the Moorlands Together Partnership to highlight the plan and invite representations. The other requirements listed were all undertaken as part of the consultation
Hard to Reach Groups	Same as general public plus and availability of documents in alternative formats.	Refer to 'General Public' section above. In addition to this, large print versions of the full consultation document and the summary consultation document to be made available on request.
Developer / Landowner / Agent	Summary document, publication on online portal, media releases, paper based, direct notification, response form, social media, website	The Council's Local Plan consultation database includes a number of developers, landowners and agents who are active in the area so many were informed through this mechanism. All the other methods listed were also used to raise awareness of the consultation. Meetings (where appropriate) have been ongoing throughout the process.

Publication of the Sustainability Appraisal Submission Version consultation

Consultation period (six weeks from 27th February to 11th April 2018)

- 2.6 The Council ran the consultation process of the SA Report at the same time as the Submission Version Local Plan, for six weeks between 27th February and 11th April 2018.

Consultation methods

- 2.7 Statutory consultees (Natural England, Historic England and the Environment Agency), stakeholders, community organisations and individuals were invited to answer 11 questions on the SA via the following methods:
- Online comments via the consultation portal
 - Letter
 - Email

Table 2.2: Questions asked on the SA Submission Version Report

Question 1	Do you support the overall approach taken to the appraisal of options?
Question 2	Have we correctly identified the main significant effects and potential mitigation measures?
Question 3	Do you wish to make a comment on the appraisal of one or more Local Plan policy option(s)?
Question 4	Do you wish to make a comment on the appraisal of one or more housing or employment requirement option(s)?
Question 5	Do you wish to make a comment on the appraisal of one or more proposed development site option(s)?
Question 6	Do you wish to make a comment on the appraisal of alternative development approaches for Cheadle?
Question 7	Do you wish to make a comment on the appraisal of alternative development approaches for the Rural Areas?
Question 8	Do you wish to make a comment on the monitoring proposals, in particular the sustainability effects to be monitored and the information to be collected, including by whom and when?
Question 9	Do you wish to make any other comments about this SA Report?
Question 10	Does this February 2018 SA Report, together with the SA Scoping Report, provide sufficient information to demonstrate that an appropriate SA has been carried out of the Staffordshire Moorlands Local Plan?
Question 11	Do you wish to make a comment on either or both of the supporting documents: the Habitats Regulations Assessment report of the Staffordshire Moorlands Local Plan February 2018, or the Equality Impact Assessment report of the Local Plan at this stage? Both these reports are available alongside this SA Report.

General Data Protection Regulation

- 2.8 In order to comply with the new General Data Protection Regulation (2016/679), each respondent was contacted by the Council to ask whether they were happy for SMDC to store and use their personal data.

Level of response

- 2.9 The level of response on the SA Submission Version Report is summarised below:
- A total of 49 comments were received via the online consultation portal.
 - A total of 19 comments were received via paper forms and letters.
 - 1 comment was received via email.

3 Summary of the representations

- 3.1 This chapter provides a summary of the responses to the questions asked in the consultation of the Submission Version Sustainability Appraisal (SA). The summaries are presented in relation to each question.
- 3.2 **Appendix 1** summarises individual comments and the Council's response to them. To protect personal information, each individual/organisation that commented on the consultation document was given a unique 'Consultee ID' via the Council's consultation database. Comments made via email, letter and paper forms were recorded manually on the online consultation database.

Table 3.1: Summary of key issues raised by respondents

SA Question	Total no. of responses	Summary of key findings
1. Do you support the overall approach taken to the appraisal of options? ¹	22	<p>Those in support of the overall approach made the following observations:</p> <ul style="list-style-type: none"> • General support expressed but it would have been better had residents been asked at the start where they thought the development should go. • The SA provides a comprehensive approach to site selection including consideration of reasonable alternatives and a clear basis for the selection of the preferred options, consistent with the SA/SEA Regulations. <p>Those not in support of the overall approach made the following observations:</p> <ul style="list-style-type: none"> • The sensitivity tests used by Lichfields (formerly known as Nathaniel Lichfield & Partners) in the SHMA were not locally accurate, which has resulted in some overly optimistic growth forecasts. • In relation to the above point, the Oxford Economics job growth figures are unsuitable because they are regional, not local. • With regard to Site EN128, disagreement expressed over the SA objectives being sound. • The SA fails to address the potential ramifications of reducing the housing requirement on the longer term sustainability of the District. • The SA has overestimated the negative effects associated with Option 2 of the alternative development approaches for Cheadle (South western focus) and Option 4 (North-south cluster with small sites scattered through the town). • The SA contains a number of errors and omissions which invalidate its conclusions, specifically with regard to Sites WE003, WE052 and the site off Langton Court/Tregaron Court (see Comment SA62). • The SA does not provide evidence to robustly justify the release of the Blythe Vale development. • The assessment of environmental impacts of BDNEW has been understated and the assessment of impacts of BD062 has been overstated. • Historic England suggested some amendments to the assessment of a number of sites (see Comment SA56). However further clarification provided by Historic England in their e-mail of 30.04.18) • The SA does not provide reasons for the selection of particular options as 'reasonable alternatives'. <p>Other:</p> <ul style="list-style-type: none"> • Derbyshire County Council made no comment on the SA. • Clarification requested from the Council on the

¹ A number of comments left against this question were not necessarily related to it, but to the SA as a whole.

SA Question	Total no. of responses	Summary of key findings
		provision of recreational facilities with regard to Parcel N17 (Green Belt Review) and BD117 (Tunstall Road Strategic Development Area).
2. Have we correctly identified the main significant effects and potential mitigation measures?	9	<ul style="list-style-type: none"> A number of concerns expressed over how and how far Sites BG008, BG014 and BG015 will meet the Council's SA objectives (See Comment SA12). In general the development of the aforementioned sites would have adverse effects on the local area with regard to historic character, infrastructure, crime, economic viability, ecology, the environment and air quality. A large number of concerns expressed over the development of Site EN128, especially with regard to SA Objective 8 ('To improve air quality'). Concern expressed over the amount of school leavers relocating outside of Staffordshire Moorlands. The Council should incentivise technology companies to locate in Leek. Utility improvements need to take place, namely waste management. Development should lead to minimal environmental impact. For example, the retention of trees and hedgerows. With regard to Site TR023, travellers will move in and out of this area which may not assist in community cohesion in Blackshaw Moor. It may be a good idea to build permanent residences here. The development of the northern section of Green Belt review Parcel N17 (re BD117 Tunstall Road Strategic Development Area) would result in the loss of open space.
3. Do you wish to make a comment on the appraisal of one or more Local Plan policy option(s)?	5	<ul style="list-style-type: none"> Two comments were submitted that expressed concern over Site BDNEW (Wharf Road Strategic Development Area) because it wasn't included within the original Plan and hasn't had the same amount of public scrutiny as others sites. Its development also sets a precedent for future development to the west of Biddulph Valley Way. Concern was expressed by one respondent over Green Belt review Parcel N17 (re Site BD117 because development of the norther part would result in a deterioration of health within the community (e.g. through the loss of leisure and physical recreational facilities). Another respondent expressed a number of concerns over how and how far Sites BG008, BG014 and BG015 (not allocated in the Local Plan) will meet the Council's SA objectives (See Comment SA16). In general the development of the aforementioned sites would have adverse effects on the local area with regard to historic character, infrastructure, crime, economic viability, ecology, the environment and air quality. The remaining respondent objected to the 320dpa figure due to a lack of reliable evidence to support it.
4. Do you wish to make a	4	<ul style="list-style-type: none"> Two comments were submitted that expressed concern

SA Question	Total no. of responses	Summary of key findings
comment on the appraisal of one or more housing or employment requirement option(s)?		<p>over Site BDNEW (Wharf Road Strategic Development Area) because it was not included within the original Plan and is located too far into the Green Belt.</p> <ul style="list-style-type: none"> Concern was also expressed over Site BD117 because its development would remove a decent view in the south of Biddulph, which would have an adverse effect on local character and distinctiveness.
5. Do you wish to make a comment on the appraisal of one or more proposed development site option(s)?	6	<ul style="list-style-type: none"> Two respondents expressed concern over development site BD117 (e.g. provision of recreational facilities). They were of the view that development should be sensitive to the area and minimise environmental impact. Related to the above point, one respondent highlighted the importance of green space, trees and hedgerows, and sound proofing of properties. Concern was expressed by respondent over the Wharf Road Strategic Development Area, specifically Site BDNEW because it encroaches on the Green Belt. Lastly, concern was expressed over the negative effects referenced in Paragraph 6.908 with regard to Site EN128 because it is well located within the village of Endon on a major bus route and road linking the Potteries to Leek. Furthermore, the site has fairly low biodiversity and the nearest listed building is 160m away.
6. Do you wish to make a comment on the appraisal of alternative development approaches for Cheadle?	4	<ul style="list-style-type: none"> Two of the four comments highlighted the importance of green space, trees and hedgerows, water courses, low density housing and spaces between houses. One of the two remaining respondents stated that the approach for Cheadle was flawed due to the assumptions made about the sites considered at the outset. The other respondent who commented on this question expressed a number of concerns over how and how far Sites BG008, BG014 and BG015 (sites not allocated in the Local Plan) will meet the Council's SA objectives (See Comment SA15). In general the development of the aforementioned sites would have adverse effects on the local area with regard to historic character, infrastructure, crime, economic viability, ecology, the environment and air quality.
7. Do you wish to make a comment on the appraisal of alternative development approaches for the Rural Areas?	4	<ul style="list-style-type: none"> One of the respondents emphasised the importance of development having a minimal environmental impact whilst another highlighted the importance of building materials and open space provision in the design of new developments. The remaining respondent who commented on this question expressed a number of concerns over how and how far Sites BG008, BG014 and BG015 (sites not allocated in the Local Plan) will meet the Council's SA objectives (See Comment SA14). In general the development of the aforementioned sites would have adverse effects on the local area with regard to historic character, infrastructure, crime, economic viability,

SA Question	Total no. of responses	Summary of key findings
		ecology, the environment and air quality.
8. Do you wish to make a comment on the monitoring proposals, in particular the sustainability effects to be monitored and the information to be collected, including by whom and when?	4	<ul style="list-style-type: none"> Of the four respondents who answered this question, three did not wish to make any further comments about the SA Report. The respondent that made an additional comment with regard to the SA Report expressed concern over the omission of affordable housing from the list of sustainability effects to be monitored.
9. Do you wish to make any other comments about this SA Report?	4	<ul style="list-style-type: none"> One of the respondents answered 'No' to this question whilst another made no comment. Out of the two respondents who did comment on this question, one emphasised the importance of low density housing, green spaces, and hedgerows and trees in new housing developments. Another respondent stated that removing recreational facilities from the north of Green Belt parcel N17 (re Site BD117) would have a detrimental effect on the local community. The remaining respondent who commented on this question expressed a number of concerns over how and how far Sites BG008, BG014 and BG015 (sites not allocated in the Local Plan) will meet the Council's SA objectives (See Comment SA13). In general the development of the aforementioned sites would have adverse effects on the local area with regard to historic character, infrastructure, crime, economic viability, ecology, the environment and air quality.
10. Does this February 2018 SA Report, together with the SA Scoping Report, provide sufficient information to demonstrate that an appropriate SA has been carried out of the Staffordshire Moorlands Local Plan?	3	<ul style="list-style-type: none"> One of the three respondents answered 'Yes' to this question whilst another felt the SA was too wordy and that not enough succinct information had been provided. The remaining respondent who commented on this question requested some clarification from the Council on the provision of recreational facilities with regard to Parcel N17 (Green Belt Review) and BD117 (Tunstall Road Strategic Development Area).
11. Do you wish to make a comment on either or both of the supporting documents: the Habitats Regulations Assessment report of the Staffordshire Moorlands Local Plan February 2018, or the Equality Impact Assessment report of the Local Plan at this stage? Both these reports are available alongside this SA Report.	4	<ul style="list-style-type: none"> Out of the four respondents who answered this question, one of them did not wish to comment on either the HRA or Equality Impact Assessment. One of the three remaining respondents expressed concern over the accountability of developers to the local community, whilst another expressed support for the Plan/SA. This is because they feel the Council has listened to residents' views and moved away from large scale developments in the larger villages to smaller scale developments. With regard to Sites BG014 and BG015, one of the respondents felt the SA should involve a discussion with residents whose properties border or overlook these sites to obtain a truer picture of the wildlife extant.

Appendix 1

Summary of individual comments and responses

Appendix 2

List of statutory consultees and other stakeholder organisations

Table A2.1: List of statutory consultees and other stakeholder organisations

List of statutory consultees and other stakeholder organisations
A T Moss & Son
ACB Hydraulics Ltd
ACERT
Action West End
Adactus
Adams Food Ingredients Ltd
ADAS
Addleshaw Goddard
Ads-Plan Ltd
Age UK
Airwave
Alliance Planning
Alstonefield Parish Council
Alton Orchard Action Group
Alton Parish Council
Alton Towers Resort Operations Ltd
Amec Foster Wheeler E&I UK
Amos Group Ltd
Anchor Trust
Ancient Monuments Society
Ann Joliffe Charity
Arc Ecology
Architectus
Archtrend Design
Arcus Consultancy Services Ltd
Armstrong Burton Planning
Arriva Midlands North Ltd
Arts Council West Midlands

List of statutory consultees and other stakeholder organisations
ASD Metal Services
Asda Stores Ltd
Ash Tree Planning
Aspire Housing Association
ASSIST
Astill Planning Consultants Ltd.
Autoline Motors
B Developments Limited
B Property Holdings Limited
Bagnall Parish Council
Bakers Coaches
Barnfield Hughes Limited
Barton Consortium
Barton Willmore
Beatrice Charity
Beech Tyldesley
Bellway Homes Limited
Berkeley and Hay Hill Estates Limited
Biddulph & District Probus Club
Biddulph CAB
Biddulph Chamber Of Trade
Biddulph Conservative Club
Biddulph East Residents Association
Biddulph Exhaust And Tyre Limited
Biddulph High School
Biddulph Library
Biddulph Methodist Church
Biddulph Neighbourhood Plan Working Group
Biddulph Police

List of statutory consultees and other stakeholder organisations
Biddulph Property Investments Limited
Biddulph Retired Persons Association
Biddulph Sports Council
Biddulph Town Council
Biddulph Townswomens Guild
Biddulph Volunteering Centre
Biddulph, Congleton, Leek & District MS
Bilfinger /GVA
Birmingham Roman Catholic Diocesan Trustees Registered
BIS West Midlands
Black Lion Public House
Blackbrook Zoological Park
Bloor Homes
Blore With Swinscoe Parish Meeting
Bluemantle Ltd
Bosley Parish Council
Bovale Limited
Bovis Homes Limited
Boyer Planning
Brackenwood Studios
Bradnop Parish Council
Brighter Futures
Brindley Mill Trust
Britannia Building Society
British Astronomical Association
British Horse Society
British Telecommunications PLC
Brooke Smith Planning
Brown Edge Parish Council

List of statutory consultees and other stakeholder organisations
Brown End Farm Cycle Hire
Building Research Establishment
Bury & Hilton
Business Initiative
Butters John Bee
Butterton Parish Council
Buxton and Leek College
Byatt Oliver Associates
Byways And Bridleways Trust
Cable & Wireless
Cadent
Caldon & Uttoxeter Canals Trust
CAMRA
Canal & River Trust
Cannock Chase District Council
Caverswall Parish Council
Central Networks
Cerda Planning Ltd
Chatsworth Estate
Cheadle And District Homelink
Cheadle Business Group
Cheadle Business Group and Cheadle Tourism Group
Cheadle Civic Heritage Trust
Cheadle Primary
Cheadle SE
Cheadle Sports Council
Cheadle Town Council
Cheadle Unite
Checkley Parish Council

List of statutory consultees and other stakeholder organisations
Checkley Village Awareness Committee
Cheddleton Estates Limited
Cheddleton Flint Mill
Cheddleton Parish Council
chells building supplies
Cheshire East Council
Chief Constable
Christopher Taylor Design
Church Commissioners
Churnet Valley Conservation Society
Churnet Valley Living Landscape Partnership
Churnet Valley Railway
Churnet Valley Riders
Citizen's Advice Bureau
City Of Stoke On Trent Council
Civil Aviation Authority
Clowes Coaches
Colliers International
Commercial Estates Projects Limited
Commission For Architecture And The Built Environment
Community Council Of Staffordshire
Community Health Partnerships
Concept Town Planning
Congleton Town Council
Conlech Enterprises Ltd
Consall Hall Gardens
Consall Parish Council
Co-Operative Bank
Co-operative Group (Co-op Property)

List of statutory consultees and other stakeholder organisations
Co-operative Group Limited (COOP)
Copelands Tours
Cornhill Residents Association
Cotton College
Cotton Lane Farm
Cotton Parish Council
Council For British Archaeology
Country Land & Business Association
Courtaulds (UK) Limited
Cowdray Planning Consultancy
CPRE
CPRE Staffordshire
Crown Office Estate
Crownhill Construction Ltd
Croxden Parish Council
CT Planning
D And G Coaches
Danbank Developments Limited
Daniel And Hulme
Daniel and Sons
Davera Properties Limited
David Taylor Chartered Surveyors
David Wilson Homes (North West)
DB Schenker Rail (UK) Ltd
DBA Estates
DBD Architectral Consultancy
Deaflinks
Dean Lewis Estates Limited
Defence Estates

List of statutory consultees and other stakeholder organisations
Delma Developments Limited
Demon Pension Fund
Denstone Farm Shop
Denstone Parish Council
Department For Culture, Media And Sport
Department for Transport
Department For Work & Pensions
Dept For Environment, Food & Rural Affairs
Derbyshire County Council
Derbyshire Dales District Council
Derbyshire Gypsy Liaison Group
Development Plans and Implementation
Dilhorne Parish Council
Dilhorne Residents
DPDS Consulting Group
Draycott Parish Council
DTZ Piedad Consulting
Dunelm
DUNSTABLE DOWNS PROPERTIES LIMITED
E W Boden & Sons
East Midlands Trains
East Staffordshire Borough Council
Eastrange Estates Ltd
Eclipse Broadcast Ltd
Edmund Kirby
EE
Emery Planning Partnership
Endon Cricket Club
Endon WI

List of statutory consultees and other stakeholder organisations
Endon With Stanley Parish Council
Enhanced Developments Limited
Environment Agency
EON Energy
E-on/Central Networks
Equality And Human Rights Commission
Faber Maunsell
Family Group
Farley Parish Council
Farm2grow
Fawfieldhead Parish Council
First PMT
First Potteries Buses
Fisher German LLP
FOCAL
Focal Ltd
Forsbrook Parish Council
Forshaw Greaves & Partners
Foxfield Railway
Foxt Action Group
Fradley Estates
Framed in Stitches
Framptons
Frank Marshall LLP
Freight Transport Association
Friends Families & Travellers
Friends Of Brough Park
Friends Of Consall
Friends Of The Earth

List of statutory consultees and other stakeholder organisations
Frontcustom Ltd
Frost Planning
Fulford Parish Council
Fusion Online Ltd
FW Harrison (Commercials) Ltd
G L Hearn
Gallagher Developments Limited
Garden History Society
George Wimpey North Midlands
Georgian Group
GL Hearn Ltd
Gladman Developments Ltd
Graham Watkins & Co
Grant Anderson Hill Dickinson LLP
Green Hedges
Greenpoint Builders Limited
Grindon Parish Council
GVA Grimley
Hacking Ashton LLP
Hadleigh Estates
Halfern Ltd
Hammersley Hayes Residents Action Group
HAP UK
Haregate Residents Association
Harlequin Development Strategies (Crewe) Limited
Harris Lamb Limited
Harrison Wood Architecture
Harvest Housing
Harvest Properties Limited

List of statutory consultees and other stakeholder organisations
Haston Reynolds Partnership
hazles cross farm nursery
Health & Safety Executive
Heath House Events Ltd
Heathylee Parish Council
Heaton Parish Council
Heaton Planning
Heine Planning
Heritage England
Hewitt & Carr Architects
High Peak Borough Council
High Peak Buses
Highways Agency
Highways England
Hilderstone Parish Council
Hinson Parry and Company
Historic England
Historical Association (North Staffordshire)
HLW Developments Ltd
Hollington Residents' Steering Group
Hollinsclough Parish Council
Hollinshead Coaches
Home Builders Federation
Homes and Communities Agency
Honourable Secretary of Leek Town Lands Trust
Horsley Sparrow Consultancy Ltd. & Willardwillard
Horton Parish Council
Hotel Rudyard
Hourigan Connolly

List of statutory consultees and other stakeholder organisations
HOW Planning LLP
Humphries Builders Ltd
Ibstock Brick Limited
Ilam Parish Council
Indigo
Inland Waterways Association
Ipstones Developments Limited
Ipstones Parish Action Group
Ipstones Parish Council
Irish Traveller Movement in Britain
Ivy Architectural Services Ltd
J C Bamford Excavators Ltd
J P Properties
J W Cook and Sons
JCM Group Holdings (UK) Limited
Jeffries Group
JMW Planning Ltd
John Munroe Hospital
John Pointon And Sons Ltd
Johnson Poole & Bloomer
Junction Rd, Sandon St And Glebeville Residents Association
JVH Town Planning Consultants
JWPC Limited
Keepmoat
Ken Wainman Associates Ltd
Kerry James Planning
KeyworkerHomes (NW) Ltd
Kidsgrove Town Council
Kilbride Group

List of statutory consultees and other stakeholder organisations
Kingsley Bird and Falconry Centre
Kingsley Parish Council
Kingsley residents
KJD
Knight Frank
Knights LLP
Knotty Bus & Coach
Knypersley Community Association
Lambert Smith Hampton
Laver Leisure (Oakamoor) Ltd
Lawn Tennis Association
Leek And District Civic Society
Leek and District Fly Fishing Association
Leek and Moorlands Building Preservation Trust
Leek Auctions Ltd
Leek Chamber Of Trade And Commerce
Leek Co-housing Limited
Leek Cricket Club
Leek Dyeing Co Ltd
Leek Golf Club
Leek High Specialist Technology School
Leek Hockey Club
Leek Ramblers Association
Leek Ramblers' Committee
Leek Sports Council
Leek Town Council
Leekfrith Parish Council
Leigh Parish Council
Lichfield Diocesan Board of Finance

List of statutory consultees and other stakeholder organisations
Liggins Thomas
Litchfield Diocesan Board of Finance
Longnor Parish Council
Longsdon Parish Council
Lorimer Estates Ltd
M J Barrett Developments
M W Trustees
Macclesfield Road Developments
MADE (Midlands Arch. & Designed Env.)
Mancunian Mercantile Investments Limited
Manifold Cycle Hire
Manybrook Ltd
Marine Management Organisation
Mayfield Parish Council
McDyre & Co Ltd
Michael Green Planning Services
Midland Heart
Milwood Ltd
MMI Properties
Mono Consultants
Monty Large Associates
Moorland and City Railways Ltd
Moorland Architectural Services
Moorland Buses
Moorlands Homes (Cheadle) Ltd
Moorlands Housing
Moorlands Rehabilitation (Staffordshire) Ltd
Moorside High School
Morebairn Ltd

List of statutory consultees and other stakeholder organisations
Morston Assets Ltd
Mosaic Estates
Moss Brothers Feeds
Muller Property
Murray Chartered Accountants
Nathaniel Lichfield
National Association of Teachers of Travellers
National Association of Gypsy and Traveller Officers
National Farmers Union (Leek & Rushton Branch)
National Federation of Gypsy Liaison Groups
National Grid
National Travellers Action Group
National Trust
Nationwide Building Society-Land At Biddulph
Natural England
Network Rail, Town Planning Team LNVW
Newbold Astbury-cum-Moreton Parish Council
Newcastle under Lyme Borough Council
Newford Ltd
NFU
NHS England
NJ Docksey Ltd
NJL Consulting
North Associates
North Staffordshire Asperger And Autism Association
North Staffordshire Chamber Of Commerce & Industry
North Staffordshire Divisional Police
North Staffordshire Railway Company
North Staffordshire railway company (1978) Limited

List of statutory consultees and other stakeholder organisations
North Staffs CCG
North Staffs MIND
North Staffs Obesity Support Group
North Staffs Users Group
NPower
O2
Oakamoor Action Group
Oakamoor Parish Council
Odd Rode Parish Council
Office Of Government Commerce
Office of Rail Regulation
Office of the Police and Crime Commissioner
Okeover Parish Meeting
Oliver Dyke Associates Ltd
Onecote Parish Council
Openreach Newsites
Panhurst Developments Ltd
Parkwood Leisure
Paul Sharpe Associates LLP on behalf of Fradley Estates
Peacock & Smith
Peak And Northern Footpaths Society
Peak District Local Nature Partnership
Peak District National Park Authority
Peak District Rural Housing Association
Peak Pursuits
Peaks and Plains Housing Trust
Peakstones Rock Brewery
Pegasus Group
Pegasus Planning Group

List of statutory consultees and other stakeholder organisations
Persimmon Homes
Philip G Hobson & Associates
Phillips Planning Services
Planning Design
Planning Issues
Planning Together Group
Plants Haulage
Planware Ltd
Plus Dane Housing Group
Price Homes
Property Department, Investacc
Providence Land Ltd
Punch Taverns
Quarnford Parish Council
R G Foster Textile Machinery Ltd
Radleigh Homes
Rail Freight Group
Rail Property Limited
Ramblers Association
Ramblers Retreat
Rapiddream
Recycled Teenagers
Redrow Homes
Renew Land
Renew North Staffordshire
Rethink
Richardson Chartered Surveyors
Richborough Estates
Road Haulage Association

List of statutory consultees and other stakeholder organisations
Rob Duncan Planning Consultancy
Robin Hood Coaches
Roche House Farm Livery Limited
Roger Tym And Partners
Roger Yarwood Planning Consultant Ltd
Rotary Club Of Biddulph
Royal Mail Group Ltd
Royal Mail Properties
Royal Society For The Protection Of Birds
RPS Chapman Warren
RPS Planning & Development
RS Building Consultants
RSPB
Rudyard Lake Steam Railway
Rudyard Lake Trust
Rudyard Sailability
Rural Transport Co-ordinator
Rushton Neighbourhood Plan Group
Rushton Parish Council
Ryder Ford
S.U.N. (London) Limited
Sainsbury's Supermarkets Ltd
Saint Werburghs Primary School
Sammons Architectural Ltd
Sanctuary Housing Group
Sapling Associates Ltd
Savills
Saxon Tyres
Scentarea Ltd

List of statutory consultees and other stakeholder organisations
School Business Manager
School Organisation Team, Staffordshire County Council
School Sports Partnership
Sedgwick Associates
Selectus Ltd
Severn Trent Water Limited
Sheen Parish Council
Sibelco UK Ltd
Silotank UK Limited
Simply Staffordshire
Site Director
Slimma Plc
SLR Consulting Ltd
Smartwright Developments Limited
Society For The Protection Of Ancient Buildings
South Staffordshire Council
Spatial Planning Service
Special Matters/Sure Start
Sport Across Staffordshire County Sports
Sport England
St Lawrence's Church
St Leonards Primary School
St Luke's CE Primary School
St Modwen Developments Limited
Stafford Borough Council
Staffordshire Assoc. Registered Care Providers
Staffordshire Badger Conservation Group
Staffordshire County Council
Staffordshire County Council (Highways)

List of statutory consultees and other stakeholder organisations
Staffordshire County Council Stoke-on-Trent & Staffordshire Enterprise Partnership
Staffordshire Fire & Rescue Service
Staffordshire Housing Association
Staffordshire Housing Trust
Staffordshire Mental Health
Staffordshire Moorlands CVS
Staffordshire Parish Councils Association
Staffordshire Peak District Tourism Association
Staffordshire Police
Staffordshire Police Arch.Liaison Service
Staffordshire Rural Development Ltd
Staffordshire University Business School (Stoke Campus)
Staffordshire Wildlife Trust
Staffordshire Youth Service
Staffs Fitness Ltd
Stanley Keates And Sons
Stansgate Planning Consultants
Stanton Parish Council
Steven Abbott Associates LLP
Stewart Ross Associates
Stirling Investments
Stockglen Limited
Stoddards Ltd
Stoford Living Limited
Stoke on Trent Boat Club
Stoke on Trent Housing Society Limited
Stoke-on-Trent and Staffordshire LEP
Stoke-on-Trent Boat Club

List of statutory consultees and other stakeholder organisations
Stoke-on-Trent City Council
Stratus Environmental Limited
Susan Jones Consultancy
Sustrans
SWAT
Swinton Group Limited
T Mobile UK Ltd
Tarmac Central Ltd
Team Cheadle
Tesco Stores Ltd
Tessengerlo Fine Chemicals Ltd
The American Clubhouse
The Camping And Caravanning Club
The Coal Authority
The Co-operative Group
The Co-operative Group Limited
The Forestry Commission
The Georgian Group
The Gypsy Council
The Gypsy Council for Health Education Culture Welfare and Civil Rights
The Home Office
The Landmark Trust
The Planning Bureau Limited
The Planning Inspectorate
The Royal Society For The Protection of Birds
The Showmen's Guild Of Great Britain
The Theatres Trust
The Threshing Barn
The Water of Ayr & Tam O'Shanter Hone Works Ltd

List of statutory consultees and other stakeholder organisations
Theatres Trust
THREE
Tittesworth Parish Council
Tittesworth Water
Tom Brough And Co
Transition Leek
Transport Investments Ltd
Traveller Law Reform Project
Trimex Building Ltd
Turley Associates
Turners Pasture Limited
Tyler Parks Partnership
UK Coal
United Utilities PLC
United Utilities Water Limited
Urban Vision
Victorian Society
Virgin Media
Visit England
Visit Peak District
Vodafone and O2
Vodafone Group Plc
Voluntary Action Stoke On Trent
VVSM
VWB Architects
W M Morrison Supermarkets PLC
W M Plant And Sons
Wainhomes (North West) Limited
Walsall Black Sisters Collective

List of statutory consultees and other stakeholder organisations
Warsaw Development Ltd
Warslow And Elkstones Parish Council
Washbournefield Planning
Waterhouses Parish Council
Werrington Parish Council
West Midlands Ambulance Service
West Midlands HARP Planning Consortium
West Midlands Planning Aid
Western Power Distribution
Westons
Westwood Golf Club
Wetton Parish Council
Whiston Action Group
Whiston Parish Council
White Young Green
Willardwillard Ltd
Wincle Parish Council
Wints Coaches
Witherspoon Property Holdings Ltd
WM Plant & Sons (Haulage) Ltd
Womens National Commission
Woodland Trust
Wootton Parish Council
Wrekin Housing Trust
WYG
Your Housing Group
Your Moorlands Housing Association
Youth Of Moorlands Action Council
Youth Service

