

Davies, David

Subject: Checkley Neighbourhood Plan

From: Davies, David

Sent: Wednesday, October 4, 2023 3:23 PM

To: 'collisonchris' ; clerk@checkley.staffslc.gov.uk

Cc: Keith Flunder <keith.flunder@checkley.staffslc.gov.uk>; Stephen Bell ; Sansom, Claire <Claire.Sansom@staffsmoorlands.gov.uk>; Alasdair Cross <Alasdair.Cross@highpeak.gov.uk>

Subject: RE: Checkley Neighbourhood Plan

Dear Chris,

I have reviewed your letter of 26th September 2023 internally with colleagues.

SMDC provide the following comments on the content of your letter:

Paragraph/ page	issue
Para 25 page 11 (reworded Pol HSG 1)	Should Part 2 1 st bullet read “within the development boundaries for of the smaller villages..”?
Para 25 page 11 (reworded Pol HSG 1 and consequential changes)	Should the emboldened text after the policy itself; also clarify that the maps for Tearne House should be removed from page 42?
Policy LGS1 para 5, page 13	LGS1: Barnfield Road, Barnfield Road – not LGS (Pol C2 open space) LGS2: St Thomas’ Catholic School Playing Field, Parklands Road – not LGS LGS3: Greatwood Primary School Playing Field, Vicarage Road - not LGS LGS4: Well Meadow Gardens, Old Road - not LGS LGS5: Vicarage Road, Vicarage Road - not LGS LGS6: Vicarage Crescent, Vicarage Crescent - not LGS LGS7: Hollington Picnic Area, Main Road - not LGS (Biodiversity Alert site under Policy NE2) LGS8: Broadmore Wood, Quarry Road - not LGS (parts are ancient woodland or BAS under Policy NE2) LGS9: Checkley Cricket Club, Uttoxeter Road - not LGS (vast majority is Pol C2 open space) LGS10: Checkley Play Area, Uttoxeter Road - not LGS (Pol C2 open space) LGS11: The Tumulus, Heath House Lane - not LGS LGS12: The Old Burial Ground, New Road not LGS (appears to be Pol C2 open space) LGS13: Ryecroft Close, Ryecroft Close - not LGS LGS14: Hutchinson Memorial CoE School Playing Field, Uttoxeter Road - not LGS
Para 6 page 14 (reworded Pol DES 2)	Broadly agree with suggested re-wording but subject to the following queries: <ul style="list-style-type: none">• As the policy specifically relates to <i>residential</i> infill [not infill], should the title of the policy reflect this?• Would question whether there are wider locations where residential infill would be appropriate (refer to Local Plan pol H1(5a/5e)) – ie should policy more simply be amended to “<i>All residential development on infill sites should be designed to:</i>”?• Question if the term ‘townscape’ is the most appropriate, ie what about sites in rural or village locations?

Note that SMDC's earlier comments to regulation 14/regulation 16 (https://www.staffsmoorlands.gov.uk/media/8477/Staffordshire-Moorlands-District-Council/pdf/Staffordshire_Moorlands_District_Council.pdf?m=1690209282683) to still apply to any wider policies/NP text not referenced in the above 26/09 letter.

Regards

David Davies
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ST13 6HQ
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From: collisonchris
Sent: Monday, October 2, 2023 3:14 PM
To: clerk@checkley.staffslc.gov.uk
Cc: Keith Flunder <keith.flunder@checkley.staffslc.gov.uk>; Stephen Bell ; Davies, David <David.Davies@staffsmoorlands.gov.uk>; Sansom, Claire <Claire.Sansom@staffsmoorlands.gov.uk>
Subject: RE: Checkley Neighbourhood Plan

Dear Dawn

Thank you for sending me the Parish Council response to my requests for clarification of matters. I have copied-in David Davies at the District Council to my reply as your Council's response should be published on the District Council website.

When I have received any additional response from the District Council I will prepare my draft report and send it to your Council and the District Council for fact checking.

Best regards
Chris

Chris Collison
Independent Examiner
Planning and Management Ltd

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