

CHESHIRE WEST AND CHESTER COUNCIL

DELEGATED REPORT

DATE: 4 September 2013

NEIGHBOURHOOD APPLICATION AREA: Barrow
Regulation No. 5 of the Neighbourhood Planning (General) Regulations 2012

DATE APPLICATION FIRST PUBLICISED: 4 July 2013

AREA NAME: The area of Barrow Parish Council

APPLICANT NAME: Barrow Parish council

WARD: Gowy

WARD MEMBERS: Eleanor Johnson

CASE OFFICER: Joy Gill

RECOMMENDATION: Approval

1 INTRODUCTION

- 1.1 This delegated report relates to the assessment of the application for the designation of the Barrow Parish Neighbourhood Area.
- 1.2 The application for the designation of Barrow Parish Neighbourhood was publicised on 4 July 2013. The application was made under Part 2 of Regulation 5 of the Town and Country Planning Act. It complied with the requirements of the regulations as it included: a map identifying the area to which the area application relates; a statement explaining why the area is considered appropriate to be designated as a Neighbourhood Plan Area; and a statement that the organisation making the area application is a relevant body for the purposes of section 61G of the 1990 Act.

2 AREA DESCRIPTION

- 2.1 The proposed Barrow Parish Neighbourhood Area is the area covered by Barrow Parish Council and follows the same boundary. It includes the settlements of Great Barrow, Little Barrow and Stamford Bridge. The area is located within the wider Gowy Ward.
- 2.2 A map of the proposed Barrow Parish Neighbourhood Area is attached to this report.

3 PUBLICITY

3.1 The application was publicised by public notice in the Chester Standard on Thursday 4 July 2013

3.2 Details of the application were also published on the Council's website from Thursday 4 July 2013

http://www.cheshirewestandchester.gov.uk/residents/planning_and_building_control/neighbourhood_planning.aspx.

3.3 Copies of a notice advertising the application were placed on Parish noticeboards and at the following locations: St Bartholomew's Church Great Barrow c/o The Rectory, Mill Lane, Gt. Barrow; The Village Hall, Junction of Mill St and Main St, Great Barrow; Barrow Social Club, Irons Lane, Great Barrow; Barrow C of E Primary School, Ferma Lane, Great Barrow; The White Horse Public House, Main Street, Great Barrow; Barrowmore Charity and Industries, Barrowmore Estate, Barnhouse Lane, Great Barrow.

3.4 Local Councillors were informed of the application with the call-in cut off date of 22 August 2013. Members were advised that should they wish the application to be considered by Executive Member with advice from the Local Development Panel, they must notify the case officer by email or letter before the call-in cut off date.

3.5 The six week publicity period ran from 4 July 2013 –15 August 2013.

3.6 The neighbouring parish councils of Dunham-on-the-Hill, Manley, Mouldsworth, Horton-cum-Peel, Tarvin. Cotton Edmunds. Christleton, Guilden Sutton, Mickle Trafford and Bridge Trafford were notified of the application by letter on 4 July 2013.

3.7 The publicity arrangements complied with section 6 of the Regulations.

3.8 The following internal consultees were notified by email: Housing Strategy and Enabling; Legal; Partnerships & Development; Regeneration; Development Management; Specialist Environmental Services; Climate Change.

3.9 The Council received representations from English Heritage, The Environment Agency, United Utilities and Natural England. None of these bodies object to the proposed boundary.

4 ISSUES AND ASSESSMENT

4.1 The main issues in determining this application are:

- Whether an application for a Neighbourhood Area has already been made covering all or part of this area (as there can only be one Neighbourhood Area in each location and they cannot overlap).
 - Confirmation that the applicant is a 'relevant body' to undertake Neighbourhood Planning in that area in accordance with section 61G of the 1990 Act and section 5C of the 2012 Regulations (i.e. a parish council or Neighbourhood Forum).
 - Assessment of whether the extent of the Neighbourhood Area is appropriate.
- 4.2 No other application has previously been made covering all or part of this area and there are no existing designated Neighbourhood Areas covering, or close to the boundary of the Barrow Parish Neighbourhood Area.
- 4.3 Barrow Parish Council is a relevant body to undertake Neighbourhood Planning in that area in accordance with section 61G of the 1990 Act and section 5C of the 2012 Regulations.
- 4.4 The Neighbourhood Area is considered appropriate as it follows the boundary of the area covered by Barrow Parish Council.
- 4.5 It is therefore considered to be an appropriate area in which to prepare a Neighbourhood Plan.

5 CONCLUSION

- 5.1 The application for the Barrow Parish Neighbourhood Area complied with the requirements of the regulations. The application was publicised in accordance with the regulations and no representations were received.
- 5.2 The Barrow Parish Neighbourhood Area is considered appropriate because:
- No other applications have been made for Neighbourhood Areas covering all or part of the area.
 - Barrow Parish Council is the relevant body to undertake Neighbourhood Planning.
 - The Neighbourhood Plan Area follows the boundary of the area covered by Barrow Parish Council and it is appropriate for development in this area to be guided by a Neighbourhood Plan.

6 DECISION

- 6.1 That the Barrow Parish Neighbourhood Area is approved and is formally designated.
- 6.2 The reasons for this decision are that the Barrow Parish Neighbourhood Development Plan Area is considered appropriate because:

- No other applications have been made for Neighbourhood Areas covering all or part of the area.
- Barrow Parish Council is the relevant body to undertake Neighbourhood Planning.

The Neighbourhood Plan Area follows the boundary of the area covered by Barrow Parish Council and it is appropriate for development in this area to be guided by a Neighbourhood Plan.

- 6.3 The Strategic Manager, Spatial Planning hereby exercise their delegated authority to agree the area application.
- 6.4 A copy of this note will be sent to Barrow Parish Council and relevant local Councillors.
- 6.5 In accordance with section 7 of the Regulations, as soon as possible after the date of the decision the Council will publish the following on its website:
- a) Name of the area
 - b) Name of body who applied
 - c) Decision and reasons
 - d) Details of where the decision can be inspected
 - e) Map of Neighbourhood Plan Area

7 ATTACHMENTS

- 7.1 Copy of application form and map of Barrow Parish Neighbourhood Area

Signed *J Owens*
STRATEGIC MANAGER – SPATIAL PLANNING

Date **11 September '13**