

Beeston, Tiverton and Tilstone Fearnall Neighbourhood Plan

Post-examination 6 weeks consultation – Proposed amendment to policy T1

The Beeston, Tiverton and Tilstone Fearnall Neighbourhood Plan was submitted to the Council in March 2017 and, following a statutory six week publicity period, was the subject of an independent examination. The report of the Examiner was received on 23 June 2017 and recommends that the Neighbourhood Plan, subject to modifications, should progress to referendum.

After the Examiner's report was received, the Neighbourhood Plan Group submitted a request to the Council to make an additional amendment to the plan that was not considered or recommended by the Examiner. The Neighbourhood Plan safeguards land at the former Beeston Railway Station for future transport use in policy T1 - Beeston Railway Station. The policy safeguards an area which includes land in private ownership and used by a local business, however, the Neighbourhood Plan Group have since informed the Council that it was not their intention to include this area and it has been included in error. As such, the Neighbourhood Plan Group has requested that the safeguarded area be amended to exclude land outside the ownership of Network Rail.

The Council are in agreement with this change as it would make policy T1 of the Neighbourhood Plan more robust and capable of being implemented, therefore better align with strategic policy. It is proposed, therefore, that the area to be safeguarded for future transport use at Beeston Railway Station be reduced from that currently in the plan. The proposed reduction to the safeguarded area does not alter the intention or principle of policy T1 to support the re-opening of Beeston Railway Station, or the Examiner's findings in relation to this policy. The current and proposed area to be safeguarded under policy T1, and accompanying amendment to the title of Figure 2, is shown in the attached document.

In making this additional change which has not been considered or sought by the Examiner, the Council is, in effect, making a decision which differs to that of the Examiner. The Neighbourhood Planning Regulations allow for the Council to make such a decision where it would ensure that the plan meets the Basic Conditions, and it is considered that this change would fulfil this requirement.

In this instance, a further 6 week consultation is required, in which the following people or groups are notified of the authority's decision and invited to make representations:

- the qualifying body
- anyone whose representation was submitted to the examiner
- any consultation body mentioned in the Consultation Statement

The Beeston, Tiverton and Tilstone Fearnall Neighbourhood Plan and accompanying documents can be viewed at: http://consult.cheshirewestandchester.gov.uk/portal/cwc_ldf/np/

Please send any comments by email to neighbourhoodplanning@cheshirewestandchester.gov.uk by 5pm on Thursday 12 October 2017.