

A Neighbourhood Plan for Barningham

Your chance to comment on the Draft Plan

**Consultation Drop-in Event
Village Hall - Saturday 13 July
10.00 - 14.00**

**We need your comments
by Friday 6 September**

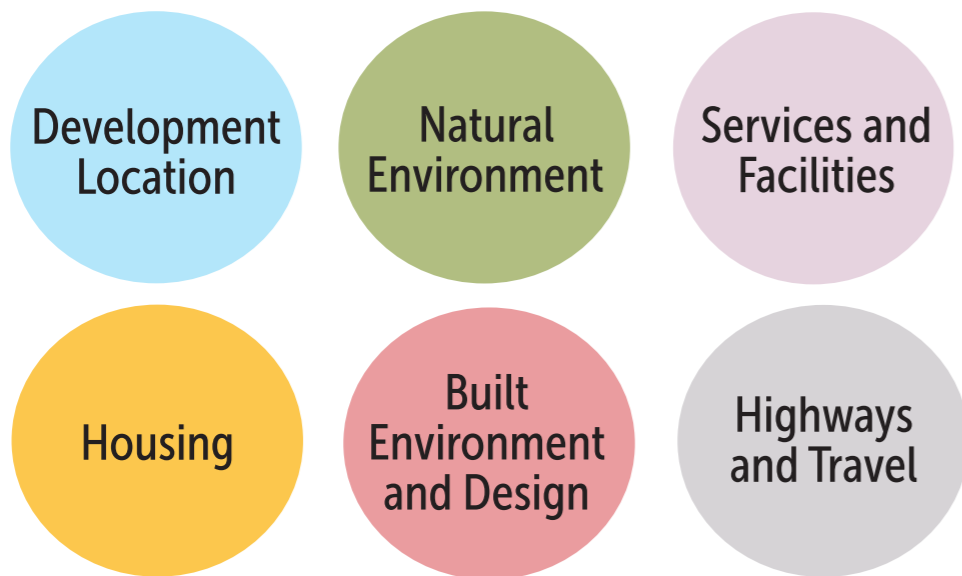


Barningham Parish Council

You may be aware that the Parish Council has been preparing a neighbourhood plan for Barningham.

A neighbourhood plan is a community-led plan for guiding future development, regeneration and conservation of an area. There are certain rules and regulations that must be followed during its preparation, but once complete they become part of the legal planning framework for the area, sitting alongside the West Suffolk Local Plan and used when planning applications are decided.

A Neighbourhood Plan can only cover matters that require planning permission and ours covers the following key themes:



Each theme is supported by one or more planning policies that will be used in determining planning applications.

We've now reached a major milestone and are commencing consultation on the Draft Plan. Consultation commences on **Saturday 13 July** and will last until **Friday 6 September**, a period of **just over 8 weeks** to allow for the summer holidays. It's your chance to say whether or not you support the content of the Plan or would like to see some changes.

The final page of this leaflet explains how you can comment.

It is important that you use this opportunity to have your say, even if you're fully supportive of the Plan.

Later, when the Plan is complete, residents of the Parish that are on the Register of Electors will be given an opportunity to vote whether the Plan should be used by West Suffolk Council when deciding planning applications.

The Plan starts with a Vision:

In 2040 Barningham will remain an attractive and desirable place to live where the character and distinctiveness of the village has been maintained. Growth has been at a rate which has reflected past growth and been supported by appropriate infrastructure.

Development Location

The plan designates a Housing Settlement Boundary that is based on the draft West Suffolk's Local Plan.

- Proposals for development within this area will be supported where they do not have a detrimental impact on residential amenity, the natural and historic environment, infrastructure and highways.
- Outside the Housing Settlement Boundary, priority will be given to protecting and enhancing the countryside from inappropriate development.





Housing

The Plan **does not allocate new sites for development**. The draft West Suffolk Local Plan allocates a site south of Hopton Road for around 37 dwellings. Neighbourhood planning regulations mean we cannot go against this proposal.

There may be opportunities for infill or redevelopment plots within the Housing Settlement Boundary and policies in the Neighbourhood Plan seek to ensure that such proposals have minimum impacts on the local area.

The Neighbourhood Plan contains policies to ensure that new homes are designed to be adaptable to meet the needs of those with mobility restrictions as well as the increasingly aging population. Proposals that take into account the increasing need for “home working” will also be supported as will proposals that incorporate current best practice in energy conservation.

We know that the need for affordable housing for those that cannot pay open market prices is an issue for many residents. The Local Plan allocation will, if confirmed, require 40% of the homes to be affordable. A further mechanism is available nationally that allows affordable and community-led housing to be built outside, but closely related to, the Housing Settlement Boundary to meet locally identified needs.

Natural Environment

There are no nationally recognised wildlife designations in the parish, the nearest being the Site of Special Scientific Interest at Weston Fen, Hopton. Locally, Aggies Piece to the north of the village is a County Wildlife Site.

A new Act came into force early in 2024 that requires all but the smallest developments to include “biodiversity net gain” within their proposals. A policy in the Plan seeks to protect distinctive trees, hedgerows and other natural features such as ponds and watercourses.

A number of important views into and out of the built-up area of the village have been identified as part of a separate Character Appraisal prepared in support of the Neighbourhood Plan. The key elements of these views should be taken account of and must be preserved.

The draft Plan designates a number of “Local Green Spaces” which will be protected from development.



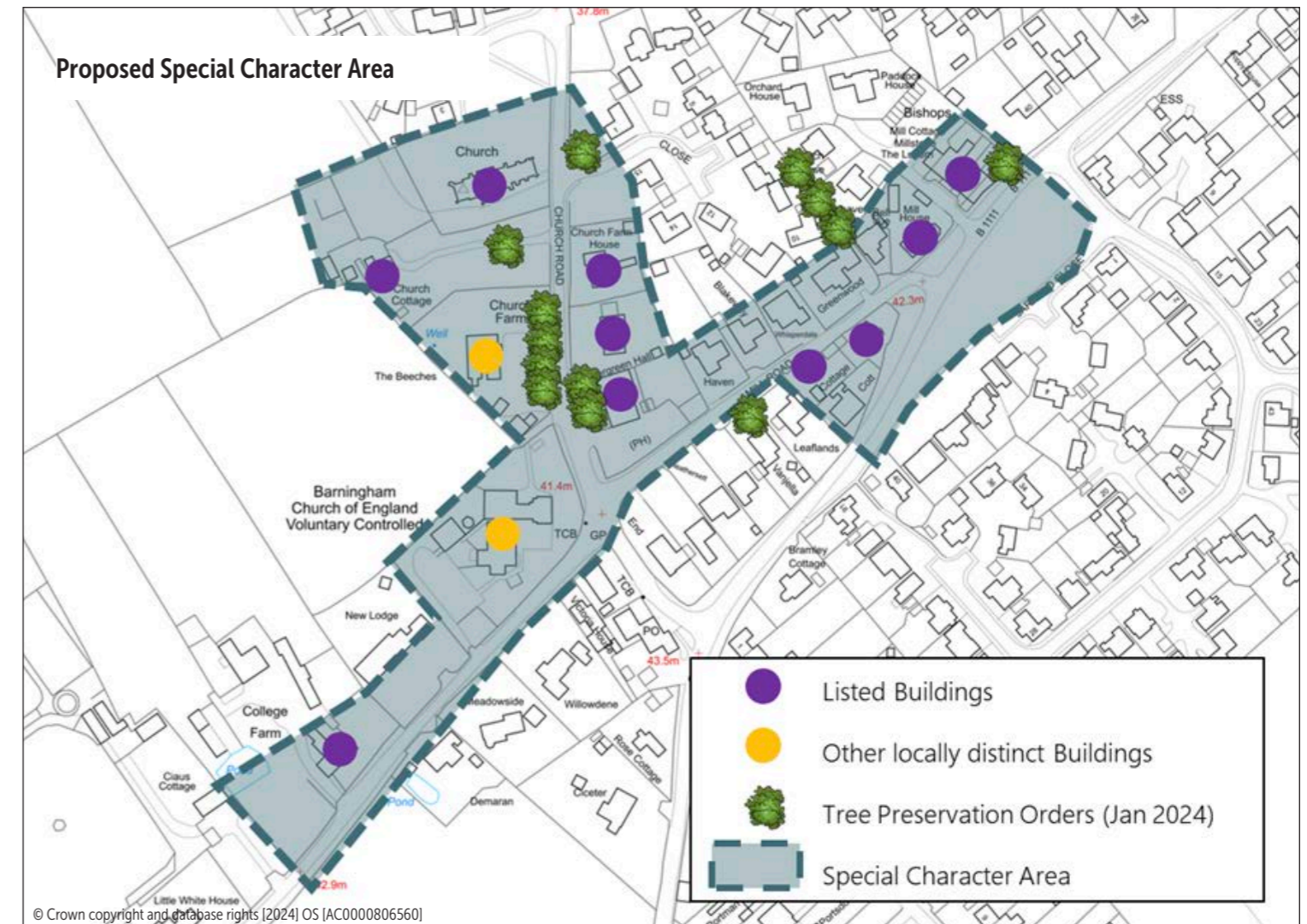
The designations are:

1. Aggies Piece
2. Cricket Meadow
3. Bishops Croft open spaces
4. Church Gardens open space
5. Cemetery
6. Hopton Road/Millfields open space
7. Mill Road / Hopton Road verges.

Built Environment & Design

Barningham has 19 buildings and features listed of architectural or historic interest (listed buildings) but does not have a conservation area.

The area of the village on Church Road between the Primary School and St Andrew’s Church extending in to Mill Road and Bardwell Road has a distinct character. It has many of the village’s listed buildings and other buildings and features that contribute to the character of the area plus a number of trees protected by preservation orders. Given these special qualities, the Neighbourhood Plan designates the area, as a Special Character Area. Designation means that planning proposals in the area will need to be designed so as not to harm the character of the area.



Design Guidance for new development has been prepared for the village, as well as a Character Appraisal.

The Neighbourhood Plan

- sets out design criteria that planning applications will have to take into account.
- encourages development to incorporate current best practice in sustainable construction as well as measures to limit surface water flooding.
- seeks to limit unnecessary light pollution arising from new development.



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Services and Facilities

Local facilities and services are valued by residents and the Neighbourhood Plan resists the loss of the Village Hall; Recreation Ground; The Royal George Public House; the Primary School; the Village Shop and Post Office; and St Andrew's Church;

The Plan also supports the use of redundant farm buildings for employment uses where such proposals wouldn't have unacceptable impacts on matters such as highways, the landscape and nearby residents.



Highways and Travel

Most highways and travel improvements do not require planning permission and there is little that planning policies can do about traffic speed and volume.

The Neighbourhood Plan does contain a planning policy to protect and improve the network of public rights of way.

Car ownership levels in the village are high when compared with West Suffolk as a whole. The Plan recognises the problems that this can cause and includes a policy to increase the minimum parking spaces for new 1 bedroom and 3 bedroom homes.



HOW TO COMMENT

The full version of the Plan will be available to download at <https://barningham.onesuffolk.net/> from Friday 12 July, where an online comments form will also be available to complete.

If you don't have access to the internet, paper copies can be made available to borrow for a short period by phoning 07831 820591

Drop-in Event

We'll be at the Village Hall on Saturday 13 July between 10.00 and 14.00 where you'll be able to find out more about the Plan and talk to members of the Working Group.

How to comment

During the consultation period the Neighbourhood Plan website will have an online survey form which you can complete.

You can also collect a paper response form at the Drop-in Event or by phoning 07831 820591

The forms explain how you can submit them.

We want your comments, even if you support everything in the Plan.

COMMENTS MUST BE RECEIVED BY FRIDAY 6 SEPTEMBER - WE CANNOT ACCEPT COMMENTS AFTER THIS TIME



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