



Design for the Future

Raunds and Surrounding Areas Discussion Paper

June 2004

Introduction

The Council has to prepare a new development plan, which, subject to new legislation expected in July 2004 will be called a Local Development Framework. It will replace the adopted Local Plan and set a broad framework for the future of East Northamptonshire and potentially the wider North Northamptonshire area, outlining a strategy for its future development and the conservation of its heritage up to 2021. Initial work is currently underway on the possibility of a joint Local Development Framework with Corby, Kettering and Wellingborough. This discussion paper has been prepared to gauge the community's visions and aims, so key decisions about the future of East Northamptonshire are well informed.

This paper is the fifth in a series of area based discussion papers, and concentrates on Raunds and surrounding area. It focuses on the key issues that have arisen out of previous consultation and from changes to Government Policy. Key issues addressed:

- Priorities for Raunds and surrounding areas with implications for planning;
- Social, economic and environmental roles and relationships of Raunds and surrounding areas;
- Where should development be focused;
- What type of development should be permitted;
- Planning Out Crime;
- Maintaining and enhancing green spaces and recreational facilities;
- Increasing community involvement.

Background

Raunds is a small market town centred around a market square and main street and is the second most populated settlement in the District. It has a long history and development associated with the boot and shoe industry. The town has experienced some growth in recent years, with residential development located to the south west of the town and commercial development to the north west.

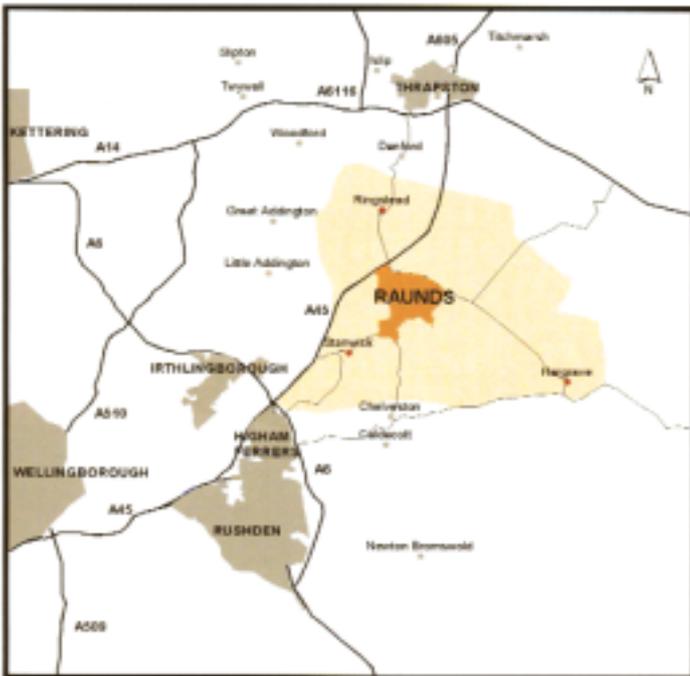
The rural area is considered diverse in nature with villages that are seen as attractive places to live and work. For the purposes of

this discussion paper the surrounding area is essentially defined as the parishes of Ringstead, Stanwick and Hargrave. In the village of Stanwick, residential growth has been high with significant expansion to the north east of the village. Ringstead has experienced marked development and Hargrave has experienced development of a scale in relation to its size and role. The plan shows the extent of the area covered by this discussion paper.

Some of the key characteristics of the area are:

- Decline of the manufacturing industry;
- Stanwick has experienced significant residential growth;
- There is richness in the character and heritage of the countryside.

The current Local Plan allocates land to the north of Back Lane, Ringstead for residential development and land at Brick Kiln Road, Raunds for employment uses. In addition, land to the west of Brook Street, Raunds is identified as a site for improved car parking facilities. The table below provides an update on the latest position.



LOCATION	POLICY	LAND USE	STATUS
Brick Kiln Road, Raunds	RA1	Employment	Site has planning permission for industrial unit and offices.
West of Brook Street, Raunds	RA2	Car Parking	No progress
North of Back Lane, Ringstead	RI1	Housing	Completed

As a result of intense residential development across the District, the Council has adopted interim policy which essentially restricts residential growth to brownfield land to promote a balance between housing, jobs and services. This approach may be revised in the context of the emerging Milton Keynes and South Midlands strategy which earmarks

Northamptonshire as part of one of four major growth areas for south-east England. However, it is still uncertain how much development will have to be accommodated in East Northamptonshire and a definitive figure is not expected until the end of the year or very early 2005.

Priorities for the Area

Local people, groups and visitors to East Northamptonshire have already had a chance to comment on what they thought were the main land use and development issues as a result of a key issues consultation document published in July 2001. The following priorities were raised:

- Strengthening the role of town centres, fostering urban renaissance;
- Stimulating employment opportunities;
- Improving the environmental and visual quality of the area;
- Maintaining balanced communities and in particular supporting affordable housing;
- Avoid town cramming;
- Improving transport infrastructure;
- Maintaining and enhancing services and facilities; and
- Increasing community involvement.

In addition, the East Northamptonshire Local Strategic Partnership, made up of public, private, voluntary and community organisations in the District launched a draft Community Strategy in 2003. This is available at www.east-northamptonshire.gov.uk/ppimageupload/image7615.PDF and from the Council offices in Thrapston.



The document raises the following community priorities:

- Environment and Infrastructure;
- Health and Housing;
- Education and Lifelong learning;
- Community Safety; and
- Economic Development.

The development and land use implications of these priorities needs to be carried forward through the new Local Development Framework.

1. Do the lists of priorities comprise all the key issues relevant to Raunds and the surrounding areas?

Spatial Roles and Relationships

An important issue that needs to be examined is the roles and relationships of Raunds and hinterland with the wider area.

Raunds is located in the south east of the District and is served by the A45, which links through to the A6 and A14 (M1-A1 Link) roads. Good connections provide easy access to the rural hinterland and surrounding larger towns including Wellingborough and Northampton.

The construction of the A14 Link road has reinforced the area's status as a net out-commuter of labour serving the larger economic centres of Wellingborough, Kettering and Northampton. Improved accessibility and relatively cheap housing for the south of England has encouraged a continuous influx of commuters and people who have moved away from more expensive areas.



If the new Local Development Framework is to be a 'spatial' plan, tackling social, economic and environmental issues in a joined up manner, it is important to identify the roles of Raunds and its linkages to the surrounding villages and the wider area. We need you to tell us where you go to shop, school and work.

2. What do you see as the role of Raunds in the context of the wider region?

It is key to determine the links between villages and towns to enable us to plan and implement sustainable communities. It is considered that Raunds provides for the main day to day needs of residents in the town and the surrounding villages.

3. How far do you travel to use day to day services and facilities, such as shops, schools, post offices, places of worship, public houses, doctors surgeries or medical facilities?



Development Options

Distribution of Development

The strategy for the Milton Keynes and South Midlands sub region identifies Northamptonshire as a growth area which will have to accommodate for more homes, jobs and services in a sustainable way.

The main thrust of Government guidance and the emerging Regional Spatial Strategy for the East Midlands is that new development should be directed towards the main towns, which are well supported by services and facilities. Whilst the Local Development Framework will reflect this, it is considered that given the diversity of the District, there is potential and emerging need for some additional development in the rural areas to help sustain local communities, existing community facilities and to meet local housing needs.

One of the Council's key priorities is to achieve sustainable communities. This is considered possible by bringing together housing with jobs, education, health facilities, shopping, other services and access to public transport.

Preliminary work for the Local Development Framework will consider what proportion of new development should be allocated in each town and how much should be directed to other settlements.

The Council has recently commissioned consultants to assess the potential capacity of

the District over the next 20 years. The 'East Northamptonshire Growth Assessment' is available to view on the Council's website at <http://www.east-northamptonshire.gov.uk/ppimageupload/Image7849.PDF> or from the Council Offices in Thrapston. The assessment broadly concluded that the District could accommodate more development and specifically identified land around Raunds as a general area with capacity to potentially accommodate development. Development on land to the north of Brick Kiln Road, west of London Road, south of Antona Drive and to the east of the town was identified as having a potential 'positive' impact and land to the south of the town as having a 'neutral' impact.

Raunds Town Council assert that Raunds should accommodate a similar level of development to Irthlingborough, Higham Ferrers and Rushden with development located to the south and east and not the north and west of the town.

The assessment also identified land north of Back Lane, Ringstead as a general area with capacity to potentially accommodate development which would have a 'positive' potential impact. Development on land to the south and east of the village was identified as having a 'negative' impact. The development of land around Stanwick was identified as having a 'negative' impact.



4. What are your feelings about development in and around Raunds and Ringstead? Is new development supported in these areas and on what conditions?

To assist in the appreciation of the possible development options, the following scenarios help illustrate how the District could accommodate the development proposed in the draft South Midlands and Milton Keynes Sub Regional Strategy, which may be subject to change.

Raunds

Raunds is identified in the existing Local Plan, as one of the main locations for development in East Northamptonshire. Emerging Regional Planning Guidance does not specifically identify the town as a growth centre. However, it is recognised that smaller towns such as Raunds can play an important role as local centres for shopping, employment, community facilities in the future through regeneration and planning as they have capacity to meet the needs of their surrounding areas as well as their own population. The Council's view is that Raunds

5. Which of these statements do you agree with most and why?

- a) Most development should be focused on towns;*
- b) The majority of development should be in the towns with some development in the larger villages;*
- c) There should be a more even distribution between the towns and villages.*

should be defined as a 'Rural Service Centre' and its role in providing services should be enhanced.

During 2002, the Council undertook a draft urban potential study. This showed that there are sites within the built up area of Raunds where there is potential for land use change. The study found that 147 homes could be created within Raunds on sites considered 'likely' to be available for development over the next twenty years.

Aspirational Sites

Arising from previous consultation, a number of individual sites were promoted by landowners as potential development sites in and around Raunds and the surrounding areas. These include:

- Land at London Road, Raunds
- Land off Brooks Road and Midland Road, Raunds
- Land off Wellington Road, Raunds
- Land to the south of Wellington Road, between Chelveston Road and Thorpe Street, Raunds
- Land to the south of Wellington Road, between Chelveston Road and Thorpe Street, Raunds (2)
- Land to the south of Wellington Road including the former Tannery, Raunds
- Land to the south of Wellington Road including the former Tannery, Raunds (2)
- Land to the east of Raunds
- Land to the east of Raunds (2)
- Land to the north of Midland Road, Raunds
- Land to the south of Midland Road, Raunds
- Land to the south west of Raunds
- Land to the west of London Road and south of the Hogs Dyke, Raunds

- Land at and to the west of Warth Park, Raunds
- Land to the east of Church Road, Hargrave
- Land to the north of Church Street, Hargrave
- Land to the north of Nags Head Lane, Hargrave
- Land to the south of Church Street, Hargrave
- Land to the east of Denford Road, Ringstead
- Land to the east of Denford Road, Ringstead (2)
- Land to the east of Ham Lane, Ringstead
- Land to the south of Church Street, Ringstead
- Land to the west of Carlow Road, Ringstead
- Land to the west of Villa Lane, Stanwick
- Land at Hall Farm, to the west of Higham Road, Stanwick
- Land to the north of Chelveston Road, Stanwick
- Land to the north of Dolben Avenue, Stanwick
- Land between Raunds Road and The Avenue, Stanwick
- Land to the north of West Street, Stanwick
- Land to the south of Raunds Road, Stanwick
- Land to the west of Dolben Avenue, Stanwick
- Land to the west of Dolben Avenue, Stanwick (2)
- Land to the west and north of Dolben Avenue, Stanwick

It is appreciated that site locations are vague. This is as a result of the descriptions submitted to us by agents and landowners. Therefore the sites are mapped and available for inspection at the Council offices in Thrapston, the library in Raunds and the Town Council offices. The listed sites will be assessed against sustainability and locational criteria over the next few months.

6. As yet we have not identified any new sites to be allocated for development. At this stage, we are asking for your views on the above sites or where (in broad terms) you think additional development should be provided?

Settlement Hierarchy

An assessment of the availability of services and transport in the rural area will help to determine the distribution of development between villages. This will inform preparation of the Local

Development Framework to ensure those settlements that are most sustainable to meet the needs and the views of the local community towards future development are identified.

Settlement service and facilities (as at July 2003)

Services and facilities	Villages								
	Convenience store	Post office	Community hall	Doctors/ dentists	Primary school	Rural business	Public house	Hourly bus	
Hargrave			✓			✓	✓ ¹		
Ringstead	✓	✓	✓		✓	✓	✓		
Stanwick	✓	✓	✓		✓	✓	✓	✓	

1 - Long term vacancy

Hargrave is lacking in a range of key community services and facilities, such as a daily public transport service, a shop or a post office. Current Local Plan policies allow for a small amount of infill housing within the existing built up area of the village but new housing in places where there are limited services and facilities means that people need to travel, often considerable distances by car for basic day to day services.

7. Is Hargrave unsustainable for even the most limited of new development, or would steering development elsewhere have adverse consequences for some aspects of village life and local services?



Ringstead and Stanwick contain a wider range of key community services and facilities and could be considered as sustainable locations for further rural development. Emerging regional guidance advises that outside urban areas, most new

Settlement Boundaries

The main purpose of an urban boundary is to ensure that development proposals outside the boundary are considered lower in locational priority than sites within. The Government says that as much new development as possible should be within the boundary, preferably on sites that have been built on previously. It advises that sites on the edge of the boundary should be considered next. This is so people can live near, jobs and

development should be focussed towards local service centres which are settlements that function as a service base for the rural hinterland providing some local services and a reasonable level of access to neighbouring villages. This role needs to be maintained through the retention of their basic services and facilities and by promoting environmental quality.

Stanwick and Ringstead are defined as limited development villages in the current Local Plan, to which rural development is directed as a priority over smaller villages with limited service base. Both villages, in particular Stanwick have been subject to notable house building as a result of pressures exerted by good accessibility to neighbouring urban areas and large job markets. Previous consultation has indicated that local people are generally against further housing development. An important issue that can be examined now is which villages are considered to be local service centres and could be a priority to accommodate future development.

8. Do you think the villages of Ringstead and Stanwick have the potential to function as local service centres, If so, why?

9. Do you think additional development is needed in Ringstead and Stanwick to retain services and facilities and/or help local needs?

services, and to protect greenfield land. In the open countryside, development would be strictly limited to agricultural buildings and other uses appropriate to the rural area.

The current Local Plan does not define an urban boundary for Raunds. The Council published a draft urban potential study in 2002, which defined the study area as the main built up part of the town. The boundary

is shown below. It generally follows property lines and excludes open areas of land and peripheral buildings and structures.

10. Do you think that the main built up area of the town should be defined as the urban boundary, If not, how should it be defined?

11. If development has to be built on the edge of Raunds, are there particular locations that you think would be most suitable?

12. What uses do you consider are appropriate in the open countryside?

Map showing the main built up area of Raunds



In terms of villages, the current Local Plan uses a written definition of village boundaries to decide where open countryside policies apply and where policies relating to the built up area are applicable.

Previous consultation has shown strong support for the inclusion of village boundaries in the new replacement plan, with some respondents requesting tight boundaries and others flexible.

The Council has prepared a consultation document that illustrates the existing built up

area of villages as defined in the extant Local Plan. This document is intended to operate as an interim measure until rural settlements are reassessed as part of the preparation of the Local Development Framework, taking into account the future needs and aspirations of the local communities.

13. If you live in Hargrave, Ringstead or Stanwick, please tell us what you consider are the needs and aspirations of your village and how this should be reflected in the definition of village boundaries over the next twenty years?

Town Centre

Raunds town centre provides for local needs but doesn't compete with larger neighbouring towns. The main challenge facing Raunds is to establish a complementary role to Wellingborough, Kettering and Northampton. This can be attained by maintaining and enhancing its vitality, viability and the overall appearance of the town centre. One way to address the challenges is to make the town centre more attractive to businesses, visitors and residents.

The market square forms an important feature in the heart of the historic town, however it is often dominated by car parking which compromises the character and appearance of the town centre. It is considered that improvements to the market square would significantly enhance the overall appearance of the town centre.

14. Would you like to see improvements to the market square, if so, what changes would you like to see?



15. Can you suggest ways we can maintain and improve the town centre?

One of the most important aspects of maintaining and enhancing a healthy town centre is its image. The centre must be attractive to look at and spend time in. There may be a need to redevelop certain areas of the town centre in order to provide quality accommodation and encourage investment. The Council identified the former cinema on West Street as an opportunity site in the draft urban potential study.

16. What other uses on the former cinema site, West Street would make the site a more attractive town centre feature?

17. Are there areas in the town centre which should be identified to potentially aid in regenerating the town centre? If so, what type of uses do you consider suitable?

Type of Development

Not only is location an important factor in delivering sustainable development but also the type of development.

Infrastructure

To support the new houses and jobs promoted in emerging regional strategy growth area proposals, the need for significant new infrastructure provision is critical. Substantial funding will be made available for a package of infrastructure projects to underpin the growth proposals.

Raunds as a town has seen some growth over recent years, unfortunately even these levels of growth have not been matched with sufficient infrastructure provision. For example, there is a shortage of school places and doctors surgeries are at capacity.

In response to flooding problems in Raunds, consultants were appointed in 2001 to study flood risk and drainage planning issues in the town. The study concluded that two areas, namely Midland Road and an area near Brook Street were vulnerable to flooding. Concern was expressed that additional development may exacerbate problems. The new plan must ensure that any future development is matched by drainage improvements. These issues need to be explored more thoroughly with the Environment Agency and the Water Companies.

Employment

One of the roles of the Local Development Framework is to ensure that there is an adequate supply of land in suitable locations to meet the future needs of new or expanding businesses.

Warth Park, Raunds is identified in the current Local Plan as an employment site but most of the land has not been developed.



In the rural area concern has been raised that development in the villages has not been matched by infrastructure improvements. For example, there have been sewage problems in Ringstead and there is a shortage of school places, despite the extension of Stanwick Primary School.

18. What do you think the problems are with the social and physical infrastructure in the area?

19. In addition to improvements to the drainage network, what are the main infrastructure improvements that will need to be delivered alongside any future new development in the area?



A site off Meadow Lane and land next to the A45 petrol filling station/McDonalds have also had permission for employment use for some time now. Land at Meadow Lane was put forward by the landowner for a change to housing use, along with a large area of land off London Road. Government guidance advocates a reassessment of employment land proposals, with a view to reassessing their appropriateness for employment or whether they should be considered for alternative uses, such as housing or mixed use. The emphasis on the guidance is that employment allocations should be realistic.

20. Should the Meadow Lane site be kept for employment uses, changed to a housing site or remain undeveloped?

Housing

The current Local Plan generally promotes the development of infill sites within most settlements. Many respondents to previous consultation expressed concern that such development has undermined the character and appearance of areas and introduced an excessive number of new access points in previously quiet residential roads.

22. Should the new Local Development Framework seek to prohibit or limit infill development in settlements?

The future of the former Wellington Tannery premises is a key issue for the new plan. We are still waiting for a decision from the Office of the Deputy Prime Minister (ODPM) on housing proposals which the Council were minded to approve. The proposed housing development is not in accordance with the current Local Plan because substantial parts of the scheme are on greenfield land, however the Council has supported the proposals on the basis that the development of the whole site will allow contamination on the Tannery site to be dealt with, redevelop an

The current Local Plan allows the conversion of employment buildings for residential use. This may not be very sustainable in the long run, as opportunities for local jobs are lost. To prevent their loss to other uses, we may need to take specific measures to protect them.

21. Do you consider that existing employment sites should be retained for employment use with a presumption against development for alternative uses?

unused site and enhance the visual quality of the locality. The way forward for the site will need to be considered once the ODPM makes a decision whether or not to 'call in' the proposals.

23. Pending a decision from the ODPM, would you like to see the site developed even if development encroaches beyond the urban boundary, If so, what uses would you like to see on the site?

Over provision of car parking spaces in housing developments encourages use of the motor car and leaves less space for buildings and landscaping, which can make development appear cramped and overdeveloped.

Government guidance seeks to ensure an average residential car parking provision of no more than 1.5 spaces per dwelling. There are opportunities to apply exceptions. Examples may include some of the villages where public transport is limited and where there is little alternative to the car. The Council is aware of some support for greater flexibility towards parking provision in rural areas.

24. Do you consider that parking standards should be applied differently in rural areas compared to the towns, if so, how?

Maintaining balanced communities and in particular supporting affordable housing was identified as a priority through previous consultation. Planning has an important role in negotiating affordable housing provided that clear evidence of a need is demonstrated. A housing needs survey commissioned and adopted by the Council in 1999 showed a need for affordable housing units in Raunds and surrounding areas. The Council has commissioned Outside Research to update this study to cover the period until 2016 but it is probable that a similar level of need will be identified.

25. How best can affordable housing be provided? Ideas for possible innovation are sought.

In the rural area, the current Local Plan requires housing developments in villages of more than 10 dwellings or residential sites of more than 0.4 hectares to provide 30% of the total number of dwellings as affordable housing. This is usually managed by a Housing Association and rented to people who can not afford the normal cost of buying

or renting a home. However, most housing developments in the rural area are on smaller sites than 10 dwellings. An alternative approach suggested through previous consultation is that there should be an affordable housing requirement of at least 20% on sites of more than 4 units, rising to 30% for more than 10 dwellings.

The Government has stated, as part of the Rural White Paper published in 2000, that:

“...there is no reason why, in small villages if there is evidence of need and subject to financial viability, they should not seek to match every new market house with an affordable home.”

The proposed changes to national planning guidance on housing indicate that, in rural areas, sites could be allocated solely for affordable housing.

26. What percentage of affordable housing on rural sites is an achievable target?

27. Should the provision of new housing in some villages be restricted to that required for affordable housing, and if so, to which villages should this apply?



Planning Out Crime

A safe community is the key to quality of life, but fear of crime and disorder makes life miserable for many people. The Council has produced a Crime and Disorder Strategy to help by working in a partnership approach to reduce the level and impact of crime and disorder. A copy is available at www.east-northamptonshire.gov.uk/ppimageupload/Image7510.PDF or from the Council Offices in Thrapston.

The Council considers that planning out crime and designing in community safety should be a

core principle in planning any new development. Planning guidance has been introduced which seeks to minimise crime and the fear of crime by ensuring that new development incorporates crime prevention measures through design.

28. Do you think there are any crime hotspots in your area? If so, where?

29. How do you think we can plan out crime in new and existing developments?

Green Spaces and Recreational Facilities

Green spaces in the District are important in terms of providing local residents with places to sit, walk and take part in numerous recreational activities. Responses to previous consultation expressed concern that directing development towards the towns will threaten valuable green spaces and lead to town cramming. The Council is undertaking a district wide study to assess open space provision and needs. The results of this study will feed into the Local Development Framework process. They will help to provide justification for seeking open space provision as part of new housing developments, and for the protection of existing open spaces.

30. Are there any parts of Raunds and surrounding villages that you consider do not have enough areas of public open space?

The current Local Plan requires developers of large residential schemes of over 15 dwellings to provide recreational open space, or make a financial contribution towards the upgrading of an existing recreational area nearby. Government thinking now suggests that the planning system could be changed so that smaller developments and other developments such as offices could make a contribution.



31. What existing recreational facilities need improving and what improvements would you like to see?

32. Should the Council seek a financial contribution from all housing developments, not just from those of 15 dwellings or more?

33. Would you like to see the Council seeking contributions from other forms of development, if so, which types?

It is vital that local people are able to visit the countryside. The Council seeks to ensure that residents are able to enjoy the health benefits associated with access to greenspace in the countryside. A good example locally is the Stanwick lakes proposals which has recently been awarded funding of £387,000 from the Office of the Deputy Prime Minister.

Stanwick Lakes

“Following on from an extensive consultation process, the Rockingham Forest Trust have now produced a masterplan for the Stanwick lakes site, which details the proposals for developing the site.

The masterplan seeks to provide something of interest to everyone whilst maintaining and enhancing the important nature conservation interest of the site. The site will be zoned into areas for nature conservation, areas for quiet recreation (including walking, cycling, picnic areas, fishing and birdwatching), as well as a Hub area for the more people-focussed activities, such as adventure play, canoeing, windsurfing, sailing, and outdoor theatre .

Stanwick Lakes will be developed progressively over the next 4-5 years, although visitors to the site will not have to wait this long to be able to use the facilities, as each facility will be made available as it is completed.

Work to install some of the key infrastructure on site will begin in late 2004, with the construction of some of the key footpath and cycling routes, as well as the entrance roadway and car parking.

2004 will also see the first phase of bridge repairs on the former railway line between Irthlingborough and Thrapston - the first step towards opening up the railway line as a green route.”

Rockingham Forest Trust



The Rockingham Forest Trust intend to establish a group in the next year that will be involved in managing events, giving tours around the site, fundraising, conservation etc.

34. Names of people who are interested in the Stanwick Lakes group are being collected, so if you are interested in taking part please let us know.

35. Can you suggest other areas which could provide access to the wider open countryside or link to the Stanwick Lakes project?

The Council places great importance on providing a mix of leisure and recreational facilities in accessible locations for the residents of the district. This is reinforced by the fact that the Council currently has a Leisure Strategy out for consultation. A copy is available at www.east-northamptonshire.gov.uk/ppimageupload/Image7884.DOC or a hard copy from the Council Offices. Leisure



services are not statutory services, but the Government places leisure high on the national agenda as a tool for helping to create a better quality of life.

36. Do Raunds and the surrounding area have sufficient leisure and recreational facilities? If not, what is missing?

Increased Community Involvement

Effective public participation will be at the heart of preparing the new Local Development Framework for East Northamptonshire. Consultation with the public and interested parties will be carried out at key stages in preparing the new plan to ensure that public participation is promoted. The Council is obliged to prepare a Statement of Community Involvement to set out how we intend to engage the local community.

Through the Statement of Community Involvement, we need to consider innovative ideas for public consultation to ensure that all sections of the community participate in the planning of the District.

37. Can you suggest any method of public participation that would facilitate wider community involvement in the planning process, particularly harder to reach groups such as young people, ethnic minorities, the elderly and mobility impaired groups?

At the local level, the Framework could be informed by Parish Plans prepared by parish councils and local communities. The Parish Plan concept was recently introduced as part of the Countryside Agency's initiative, and the Agency provides funding assistance. Further information is available at www.countryside.gov.uk. Parish plans are community led plans which are promoted in draft East Northamptonshire Community Strategy to enable local people to identify the social, economic and environmental issues affecting their quality of life and determine how it could be improved.

Views are sought from interested parties who would consider producing Parish Plans for their area or village.



Your View

We would like to hear your views on the questions posed. You can send comments by FREEPOST to:

Strategy and Policy Directorate
Planning Policy
FREEPOST NH2352
East Northamptonshire Council
East Northamptonshire House
Cedar Drive
Thrapston
Northamptonshire
NN14 4LZ

Alternatively you can e-mail to localplan@east-northamptonshire.gov.uk

Please visit our chat room facility to stimulate debate and exchange views at www.east-northamptonshire.gov.uk/forum/

You should note that all responses will be made available to the public. The comments and details of all respondents will be recorded on the Councils Local Development Framework database.

Your comments and views are not required by any formal date but it would be helpful if your comments could reach us by October 2004 in order to inform the preparation of Local Development Documents expected to be published during 2005.

Over the next few months the Council will be publishing further discussion papers on other areas within the District. A discussion paper on Rushden is to follow in July and Thrapston and surrounding areas in August.

If you require any assistance or would like to discuss any issues raised in this document, please feel free to speak to one of our planners within the Planning Policy Section on (01832) 742142 or 742134 or 742221.

