Appendix 1: Article in Elmbridge Review- December 2016

**Borough Development**

**Planning for Elmbridge’s Future Together**

We have all seen headlines like these in the last year. The Government wants to tackle the lack of housing in England and as part of its housing strategy it is requiring Councils around England to meet the housing needs of their areas.

In response, Elmbridge Borough Council has agreed a timetable of preparation for a ‘Local Plan’ – the Council’s planning strategy. This will replace the existing plan, the ‘Core Strategy’, as it was adopted before the Government introduced its new approach to development in England.

As part of the work to bring our planning strategy up-to-date with the Government’s aims, we have been assessing the housing need in the Borough and as many residents would expect, the assessments show a very high level of housing need within the area. Increasing birth rates, an ageing population and more people moving from London are all adding to our current population. However, what is also clear is that this need is for smaller, more affordable accommodation.

The Local Plan will set out how we might increase the delivery not only of more new homes but also the right new homes. Homes that meet the needs of our population – homes that are smaller and more affordable. However, the Government also requires us to consider some difficult decisions, such as whether we should amend the Green Belt boundary or look to increase the density of development in our towns and villages.

The timetable sets out our intention to submit the Local Plan to the Government for examination early in 2018. Before then we will consult with residents and local businesses on the options and approaches we think will allow us to increase the level of development whilst also maintaining the character of the area and improving infrastructure.

For more information, please visit elmbridge.gov.uk/planning.

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**A Beacon of Sport for Elmbridge**

As residents may be aware, the Council has started to create the Elmbridge Sports Hub – a modern, first class leisure facility housing football and athletics next to the Xoil Leisure Complex on Waterside Drive, Walton-on-Thames.

Creating a beacon of sport for the Borough, the Sports Hub is due to open in September 2017, with remediation work continuing on site until January 2017. The remediation work is required to ‘clean up’ the land as it was previously used as a landfill site.

Facilities at the Sports Hub will include two full size 3G pitches (artificial turf), grass junior football pitches, a full eight lane athletics track to UK Athletics standard, as well as covered spectator seating for over 500 people. There will also be a children’s play area and a dog walking strip, creating an outdoor community facility in keeping with Elmbridge’s unique and green character on this reclaimed landfill site.

There is no doubt that the facilities being built at the Sports Hub will have lasting benefits for the Borough as residents of all ages will have the opportunity to become involved in football and athletics at the highest level. Whether playing football, competing in track and field events, supporting, volunteering or coaching, there will be countless opportunities for all of Elmbridge to get involved with the Sports Hub.

Sporting organisations, including Sport England, the Ryman Football League, UK Athletics and Surrey County FA, are very supportive of the Sports Hub. Surrey County FA has said: “The Sports Hub in Walton-on-Thames will not only provide children and young people with the opportunity to develop their sporting skills but it will also encourage them to reap the benefits of a healthy, active lifestyle…a good result for Elmbridge and Surrey.”

For more information on the Sports Hub and to read the regular updates, please go to elmbridge.gov.uk.
Appendix 2: A copy of the Response form

Shaping Elmbridge
A New Local Plan

Elmbridge Local Plan:
Strategic Options Consultation Response Form

Please use this form to respond to the Strategic Options Consultation.

Alternatively, you can view the Strategic Options Consultation document and complete this response form online at consult.elmbridge.gov.uk/consult.ti/lpsoc/consultationHome

Hard copies of the consultation document are also available to view at the Civic Centre and Borough Libraries.

This response form is divided into two parts.

Part One includes questions on the key challenges facing Elmbridge and the Council’s Preferred Option. We would strongly encourage you to complete all of part one. There are 8 questions in total.

Part Two contains questions on key issues that need to be considered and addressed as part of the future Local Plan. Listed below, we would also like to hear your views on:

- Housing (questions 9-15)
- The economy and retail (questions 16-21)
- The natural and built environment (questions 22-28)
- Transport and infrastructure such as highways, schools and healthcare (questions 29-32)

We cannot accept anonymous comments. Therefore please complete the table overleaf with your contact information and return this with your response. Any comments that you submit will be published on the Council’s website and in hard-copy form as appropriate. Signatures and personal contact details such as postal and email addresses will be redacted. Your name will however be published. If applicable, the name of the company / organisation etc. that you represent will also be published.

If you print this form and use any additional sheets please mark these clearly confirming which part of the document you are responding to.

If you respond to this consultation via e-mail or letter, the Council will automatically register your details on the portal and we will continue to engage with you. If you do not wish for us to continue to contact you regarding the Local Plan, please make this clear in your comments.
Your Information

Please complete the appropriate sections below with your contact information and return this with your comments.

<table>
<thead>
<tr>
<th>Personal Details*</th>
<th>Agent’s Details (if applicable)</th>
</tr>
</thead>
<tbody>
<tr>
<td>*If an agent is appointed, please complete only the Title, Name and Organisation boxes below but complete the full contact details of the agent in 2.</td>
<td></td>
</tr>
<tr>
<td>Title</td>
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<td>Telephone Number</td>
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<td>E-mail Address (where relevant)</td>
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Completed questionnaires must be returned by 4pm on Friday 24 February 2017

Please send completed questionnaires to: Planning Policy, Planning Services
Elmbridge Borough Council
Civic Centre, High Street
Esher, Surrey, KT10 9SD

Alternatively, save / scan and e-mail to: planningpolicy@elmbridge.gov.uk
PART ONE
The key challenges facing Elmbridge

Please read Section 2 of the Consultation Document that sets out the key challenges for Elmbridge

The key challenges facing the Borough will inform the vision and objectives the Council adopts in the way it will seek to manage development and growth in the future. It is important that we are addressing both the right challenges and the most important ones to everyone who lives, works and visits the Borough.

Therefore do you:

1. Agree that the challenges set out in section 2 of the consultation document are the key challenges facing Elmbridge?
   - Yes, I agree ☐
   - No, I disagree ☐
   - I don't know ☐
   
   Please explain your answer:

2. Do you consider there are other challenges that we should be addressing?
   - Yes ☐
   - No ☐
   - Don't know ☐
   
   Please explain your answer:

3. Do you consider any particular challenge or challenges that are more important than the others?
   - Yes ☐
   - No ☐
   - Don't know ☐
   
   Please explain your answer:

Our Preferred Option

To answer these questions, please read Section 3 of the Consultation Document

Given the expected levels of demand for land from new development do you:

4. Agree that Option 2 is the most appropriate option?
   - Yes, I agree ☐
   - No, I disagree ☐
   - I don’t know ☐
If you disagree, please explain why and what other option would you support and why?

*Please insert your comments here*

5. Do you consider the suggested exceptional circumstances are sufficient to support the amendment of the Green Belt boundary?

- Yes ☐
- No ☐
- Don't know ☐

*Please explain your answer:*

6. Agree that, given the appropriate exceptional circumstances, these three key strategic areas are appropriate for removal from the Green Belt?

- Yes, I agree ☐
- No, I disagree ☐
- I don't know ☐

*Please explain your answer:*

7. Do you know of any sites within any of the three key strategic areas that could be considered for future development?

- Yes ☐
- No ☐

*Please explain your answer:*

8. Do you consider that other areas of land should be removed from the Green Belt including those that are moderately or strongly performing?

- Yes ☐
- No ☐
- Don’t know ☐

*Please explain your answer:*

---

**PART TWO – KEY ISSUES**

**Housing Size and Type**

*To answer these questions, please read Section 4 of the Consultation Document*

Based on your knowledge of the housing market in Elmbridge:

9. Do you agree that we should seek to provide more of a balance in terms of the size of new homes being built?
Yes, I agree ☐
No, I disagree ☐
I don't know ☐

Please explain your answer:

10. Given the over delivery of homes with 4 or more bedrooms should we try to limit their delivery in future?
Yes ☐
No ☐
Don't know ☐

Please explain your answer:

Housing Densities

Given the need for both market and affordable housing:

11. Should we seek to increase minimum densities at sustainable locations in the urban areas, such as in town centres and at train stations, above 40 dwellings per hectare, where this would not impact on local character?
Yes ☐ If yes, what density do you think would be appropriate?
No ☐
Don't know ☐

Please explain your answer:

12. Within the three key strategic areas we will be exploring opportunities for accommodating our development needs taking into account site constraints, land ownership, compliance with other planning policies and the need to support sustainable development. If potential housing sites are identified within these areas, do you consider it appropriate to:

a. deliver at higher densities i.e. above 40 dwellings per hectare, in order to maximise delivery?
Yes ☐
No ☐
Don't know ☐

Please explain you answer:

b. support lower density developments that maintain the open character of an area and reflects the surrounding character
Yes ☐
No ☐
Affordable Housing

Given the need for affordable housing in Elmbridge and the nature of development sites coming forward do you:

13. Agree with our approach to continue to apply Policy CS21 of the Core Strategy e.g. consider on a case by case basis whether local circumstances are sufficient to warrant the requirement of affordable housing contributions on all sites where there is a net increase in housing and where it is viable?

Yes, I agree ☐
No, I disagree ☐
I don’t know ☐

Please explain your answer:

Gypsies, Travellers and Travelling Showpeople

14. Are there any other aspects of Government policy which you think we should consider with regard to meeting the accommodation needs of non-travelling Travellers?

Yes ☐
No ☐
Don’t know ☐

Please explain your answer:

Housing Needs

15. Do you consider there to be any other specific housing needs that are an issue within Elmbridge and that we should seek to address as part of the new Local Plan?

Yes ☐
No ☐
Don’t know ☐

Please explain your answer:

The Economy: Offices, warehousing and industry

16. Do you agree that the Council should seek to protect our most important and strategic employment areas from redevelopment to uses other than offices, warehousing and factories?
Yes, I agree □
No, I disagree □
I don’t know □

Please explain your answer:

17. If not, what degree of flexibility do you consider would be appropriate with regard to alternative uses in such areas?

Please insert your comments here:

Brooklands

18. Do you think that there are any exceptional circumstances that would support the amendment of the Green Belt boundary at Brooklands to support the further development of employment uses at this site?

Yes □
No □
Don’t know □

Please explain you answer:

19. Other than Green Belt what other barriers do you consider could prevent further development at Brooklands?

Please insert your comments here:

Sandown Park Racecourse

20. We will seek to maintain our broad support for tourism related development as set out in the Core Strategy. However, to recognise the importance of Sandown Park Racecourse as both a sporting and exhibition venue should we:

- Encourage the redevelopment of Sandown Racecourse to provide improved and extended conference and hotel facilities?

Yes □
No □
Don’t know □

Please explain your answer:

Retail provision in our town and village centres

21. Given changing consumer habits should we:

- Maintain our policy of focussing new retail development to town and village centres?
Please explain your answer:

• Continue to protect primary shopping areas from other uses as set out in the current Core Strategy?

Yes □
No □
Don’t know □

Please explain your answer:

• Consider allowing other important uses in primary high street shopping frontages such as doctor’s surgeries, dentists and libraries?

Yes □
No □
Don’t know □

Please explain your answer:

The Natural and Built Environment

Open Space

22. Should the Council continue to give a high level of protection to all open spaces and designate those spaces that meet the criteria for Local Green Spaces?

Yes □
No □
Don’t know □

Please explain your answer:

Biodiversity and the Thames Basin Heaths Special Protection Area

23. Do you agree with our approach to biodiversity and mitigating the impact of new development on the Thames Basin Heaths habitat?

Yes □
No □
Don’t know □

Please explain your answer:

Heritage and Historic environment
24. Do you agree that our strategic and pro-active approach to supporting our heritage assets is appropriate?

Yes, I agree ☐
No, I disagree ☐
I don’t know ☐

Please explain your answer:

25. If not, what approach do you think we should take?

Please insert your comments here:

Design and Character

26. Do you agree that the Council’s current approach to considering design and character is appropriate?

Yes ☐
No ☐
Don’t know ☐

27. If not, what approach do you think we should take?

Please insert your comments here:

Flooding

28. Should we look at including a policy providing more detailed advice on what is required to limit the cumulative impact of small scale development on flood risk?

Yes ☐
No ☐
Don’t know ☐

Please explain your answer:

Sustainable transport and travel patterns

29. Do you consider the existing policies seeking to reduce the impacts of new development with regard to delivering more sustainable travel patterns outlined above are still appropriate?

Yes ☐
No ☐
Don’t know ☐

Please explain your answer:
30. Are there other approaches we should consider?

Yes ☐  
No ☐  
Don’t know ☐

*Please explain your answer:*

**Infrastructure Delivery**

31. What do you consider to be the essential infrastructure items required to support new communities e.g. the potential development of the 3 key strategic areas?

*Please insert your comments here:*

32. What smaller infrastructure improvements do you think could be made within your local area to address some of the negative impacts arising from new development?

*Please insert your comments here:*

**Any other issues?**

We recognise that there may be other issues or options we have not considered that you would like to raise. If there are we would like to hear these and consider them as part for this consultation. Please use this page to write anything else you would like us to consider.
Appendix 3: Consultation webpage and links

Elmbridge Borough Council’s Homepage - Link on scrolling pane

Link from the ‘Our Local Plan’ webpage
Consultation Webpage

Strategic Options Consultation

Shaping Elmbridge
A New Local Plan

What is this consultation about?

This consultation is to seek views on the Strategic Options for meeting development needs as part of the preparation of a new Local Plan to replace the Core Strategy.

In particular, it sets out the Council’s preferred option for a new spatial strategy. We are also seeking comments on a range of issues which will help inform the contents of a new Local Plan.

• Frequently Asked Questions

• Read the Strategic Options consultation document

• Browse evidence base documents

Where can I find out more information?

A hard copy version of the document is available to inspect at the Civic Centre, the Boroughs local libraries and at the drop in sessions. These are being held:

<table>
<thead>
<tr>
<th>Date</th>
<th>Time</th>
<th>Venue</th>
</tr>
</thead>
<tbody>
<tr>
<td>Tuesday 10 January</td>
<td>7-9pm</td>
<td>Lecture Hall, 1st Floor Weybridge Library</td>
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<td>7-9pm</td>
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<td>Cecil Hepworth Playhouse (Walton)</td>
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<tr>
<td>Thursday 26 January</td>
<td>7-9pm</td>
<td>Civic Centre, High Street, Esher</td>
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<tr>
<td>Saturday 4 February</td>
<td>10-2pm</td>
<td>Civic Centre, High Street, Esher</td>
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</tbody>
</table>

An exhibition will be permanently displayed throughout January and up until 10 February 2017 in the Civic Centre Reception, High Street, Esher.

Let us know your views

We would like to know your views on the strategic options and encourage you to use the online response form after reading the consultation document. Unless you are already registered, you will need to register on our consultation portal but you can opt out of receiving any further correspondence if you do not want further contact.

If you would prefer not to use the online consultation portal you can print out the response form and e-mail it to us at planningpolicy@elmbridge.gov.uk or post back to us at Planning Policy, Planning Services, Elmbridge Borough Council, Civic Centre High Street, Esher KT10 9RD.
If you would prefer not to use the online consultation portal you can print out the response form and e-mail it to us at planningpolicy@elmbridge.gov.uk or post back to us at Planning Policy, Planning Services, Elmbridge Borough Council, Civic Centre, High Street, Esher, KT10 9SD.

If you respond to this consultation via e-mail or letter, the Council will automatically register your details on the portal and we will continue to engage with you. If you do not wish for us to continue to contact you regarding the Local Plan, please make this clear in your comments.

We are unable to accept anonymous comments and your name and comments will be published after the consultation finishes.

Copies of the consultation document cost £3.00. If you would like to purchase a copy of the consultation document, please contact us at planningpolicy@elmbridge.gov.uk

What happens next?

Following this consultation, we will consider all the comments and prepare a statement responding to the issues raised and how we will seek to address them. We will then prepare a more detailed plan which will be published for consultation in Summer 2017.

You may now respond to this consultation.

Consultation Documents

- Strategic Options Consultation: Online Response Form
  Please let us know your views on the consultation document by completing this online response form.
  12 Dec 2016 09:05

- Strategic Options Consultation Document
  Before completing the response form please read this consultation document as it explains the key challenges, strategic options, preferred option and issues that need to be considered as part of the development of a new Local Plan.
  00 Dec 2016 09:33, 33 KB

- Consultation Response Form for e-mailing or posting
  This form allows you to fill out, scan in and e-mail or print off, fill out and post back to us.
  19 Dec 2016 12:23, 110 KB

- Statement of Representations Procedure
  Explains the procedure for commenting on the Local Plan Strategic Options consultation
  00 Dec 2016 09:25, 156 KB

- Frequently Asked Questions (FAQs)
  These FAQs include information about the Local Plan, the content of the Strategic Options Consultation document and how to get involved.
  00 Dec 2016 13:41, 393 KB

- Sustainability Appraisal Scoping Report and Initial Assessment
  This report sets out the scope for the SA and provides an initial assessment of the spatial strategy options.
  00 Dec 2016 13:26, 1.8 MB

- Habitats Regulations Assessment and Initial Screening Report
  This document assesses the three Strategic Options and whether these options alone or in combination are likely to have a significant effect on a European site.
  00 Dec 2016 13:39, 770 KB

- Equality Impact Assessment Screening Form
  12 Dec 2016 13:44, 472 KB

- Poster
  The Strategic Options Consultation Poster.
  00 Dec 2016 13:43, 1.3 MB
Respond to this Consultation

You can respond to this consultation using any one of the options presented below.

- Respond by making comments on the consultation document
- Respond by filling in the online questionnaire

Consultation Links

- I am no longer interested in this consultation

Consultation Summary

Name: Strategic Options Consultation
Description: This consultation is to seek views on the Strategic Options for meeting development needs as part of the preparation of a new Local Plan to replace the Core Strategy. In particular, it sets out the Council’s preferred option for a new spatial strategy. We are also seeking comments on a range of issues which will help inform the contents of a new Local Plan.
Dates: From 16 Dec 2016 at 09:00 to 10 Feb 2017 at 16:00.
Status: Open

Link to consultation page on News webpages

Elmbridge Borough Council

Home > News

Routine Maintenance
There will be intermittent breaks in online services on Saturday 17 December - apologies for any inconvenience.

Shaping Elmbridge
A New Local Plan

Give your views
Consultation on a new local plan opens.

Public consultation
New conservation area proposed for Templemere in Weybridge

Media enquiries
- Email us
- 01372 474 367

Communications
Civic Centre
High Street
Esher
Surrey
KT10 9SD
16 December

From Friday 18 December Elmbridge residents are being asked to give their views on a new Local Plan for the Borough. The Local Plan will determine the planning strategy for Elmbridge for the next 20 years and is being prepared in response to the Government's requirement for Councils to address the housing need in England. Elmbridge Borough Council is putting forward three options to address the need for more affordable and social housing in Borough and it wants to hear from residents on the proposals.

There will be public exhibitions at the following venues in January and February when residents will have the chance to find out more about the proposals.

- Tuesday 10 January 7-9pm Weybridge Library Lecture Hall (1st floor)
- Wednesday 11 January 7-9pm Cobham Community Centre
- Thursday 10 January 7-9pm Hinchley Wood Secondary School
- Monday 23 January 7-9pm Cecil Hepworth Playhouse (Walton)
- Thursday 26 January 7-9pm Civic Centre, High Street, Esher
- Saturday 4 February 10:30am Civic Centre, High Street, Esher

Councillor Stuart Selleck, Leader of Elmbridge Borough Council is encouraging residents to take part in the consultation for the Local Plan:

"As Elmbridge residents we want to hear your views on the planning strategy for the Borough. None of us want the Government making decisions for us, so I would urge all residents to participate in this consultation. Come along to a drop-in session, read the details on the Council website or at your local library or pop in to the Civic Centre in Esher High Street to view the exhibition. It is important to note that no decisions have yet been made."

Introductory text on Elmbridge Borough Council Homepage
Appendix 4: Consultation E-mail and Letter Content

Dear

Shaping Elmbridge: A New Local Plan - Strategic Options Consultation

Elmbridge Borough Council is preparing a new Local Plan. The Strategic Options Consultation is the first stage in the process and sets out the key development challenges facing the Borough, including the Council’s preferred option for addressing these. It also presents questions on a range of issues that will need to be considered as part of the development of a new Local Plan.

How can I get involved?

If you would like to comment, the consultation starts at 9am on 16 December 2016 and ends at 4pm on 10 February 2017. You can read the document online at consult.elmbridge.gov.uk or alternatively hard copies are available for inspection at:

- the Civic Centre, High Street, Esher, Surrey, KT10 9SD between 8.45am- 5pm (Monday to Thursday) and 8.45am- 4.45pm (Friday).
- All libraries in the Borough – see the Surrey County Council website (www.surreycc.gov.uk) or call 0300 200 1001 for locations and opening times.
- Drop in events held across the Borough (See table below for details)

Date          Time     Venue
Tuesday 10 January 7-9pm   Lecture Hall, 1st Floor Weybridge Library
Wednesday 11 January 7-9pm  Cobham Community Centre
Thursday 19 January  7-9pm  Hinchley Wood Secondary School
Monday 23 January    7-9pm  Cecil Hepworth Playhouse (Walton)
Thursday 26 January  7-9pm  Civic Centre, High Street, Esher
Saturday 4 February 10-2pm  Civic Centre, High Street, Esher

An exhibition will also be permanently displayed throughout January and up until 10 February 2017 in the Civic Centre Reception, Esher.
How can I comment?

All comments must be made in writing and received by 4pm on Friday 10 February 2017. Comments can be submitted either:

- through the Council’s website at consult.elmbridge.gov.uk
- by email to planningpolicy@elmbridge.gov.uk
- by post to Planning Policy, Planning Services, Elmbridge Borough Council, Civic Centre, Esher, KT10 9SD.

Following this consultation, we will consider all the comments and prepare a statement responding to the issues raised and how we will seek to address them. We will then prepare a more detailed plan which will be published for consultation in the Summer of 2017.

If you have any further queries please contact our Planning Policy team on 01372 474474

Yours sincerely

Mark Behrendt
Planning Policy Manager

Why have I received this letter?

Your name and details are currently on our planning database. If you no longer wish to be consulted, or receive any communications from us in regard to the preparation of the Local Plan, please let us know by either writing to us at the above address or email us at planningpolicy@elmbridge.gov.uk and we will remove you from our database.

Please let us know your e-mail address

In order to reduce costs, we would like to contact you in future via e-mail. Please let us know your e-mail address by e-mailing us at planningpolicy@elmbridge.gov.uk and we shall update your details on the database.
## Appendix 5: List of Consultees invited

<table>
<thead>
<tr>
<th>Amenity Group/Club</th>
<th>Invited</th>
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<tbody>
<tr>
<td>Hersham Bowling Club</td>
<td>Robert Bailie Architects RIBA</td>
</tr>
<tr>
<td>Barbara Currie Yoga</td>
<td>Sassi Chamberlain Architects</td>
</tr>
<tr>
<td>Brooklands Museum Trust</td>
<td>Roger Bennett</td>
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<tr>
<td>Brooklands Museum Trust Ltd</td>
<td>Souhile Faris</td>
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<tr>
<td>Claygate Allotment Holders Association</td>
<td>Taylor Associates</td>
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<td>Claygate Martial Arts Centre</td>
<td>Tim Wardle</td>
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<tr>
<td>Claygate Women’s Institute</td>
<td>West Waddy ADP</td>
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<tr>
<td>Elmhbridge Arts Council</td>
<td>CAAC/Heritage/Conservation</td>
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<tr>
<td>Hersham Scout Group</td>
<td>Ancient Monuments Society</td>
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<tr>
<td>Lower Farm Stables</td>
<td>Brooklands Museum</td>
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<tr>
<td>MBC</td>
<td>Cobham Conservation &amp; Heritage Trust</td>
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<tr>
<td>Old Pauline Sports Clubs</td>
<td>Cobham Conservation &amp; Heritage Trust</td>
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<tr>
<td>Playhouse Users’ Committee</td>
<td>Cobham Conservation and Heritage Trust</td>
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<tr>
<td>Ray Road Allotment Association</td>
<td>Downside CAAC</td>
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<td>Soroptimists International of Elmhbridge</td>
<td>East Molesey CAAC</td>
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<td>Sport England</td>
<td>East Molesey CAAC</td>
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<tr>
<td>The Campaign for Real Ale</td>
<td>East Molesey Conservation Area Advisory</td>
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<td>The Caravan Club</td>
<td>Committee</td>
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<td>The Cecil Hepworth Playhouse, WOT</td>
<td>Esher CAAC</td>
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<tr>
<td>The Lawn Tennis Association</td>
<td>History Society</td>
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<tr>
<td>The Theatres Trust</td>
<td>Society for the Protection of Ancient Buildings</td>
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<tr>
<td>Walton &amp; District Allotment &amp; Garden Society</td>
<td>The Gardens Trust</td>
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<tr>
<td>Walton-on-Thames Bowling Club</td>
<td>Walton CAAC</td>
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<td>Architects</td>
<td>West End CAAC</td>
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<td>ADM Architecture</td>
<td>Weybridge CAAC</td>
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<td>Anyards Designers &amp; Surveyors Ltd</td>
<td>Care/Support</td>
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<tr>
<td>Brian Prideaux Chartered Architects</td>
<td>Elmhbridge Crossroads - Caring for Carers</td>
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<tr>
<td>Building Plans</td>
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<td>Elmbridge MENCAP</td>
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<td>Queen Elizabeth’s Foundation for Disabled People</td>
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Appendix 6: List of Libraries in Elmbridge

A hard copy of the Strategic Options Consultation and Statement of Representations Procedure was available at all of the following libraries.

- Cobham Library, Cedar Road, Cobham, Surrey, KT11 2AE
- Dittons Library, Mercer Close, Thames Ditton, Surrey, KT7 0BS (Closed on 16 December 2016 until 10 January 2017 - document available from the 10 Jan)
- Esher Library, Old Church Path, Esher, Surrey, KT10 9NS
- Hersham Library, Molesey Road, Hersham, Surrey, KT12 4RF
- Molesey Library, The Forum, Walton Road, West Molesey, Surrey, KT8 2HZ
- Walton library, 54 The Heart (off Hepworth Way), Walton on Thames, Surrey, KT12 1GH
- Weybridge Library, Church Street, Weybridge, Surrey, KT13 8DE

The Content of the letter to the libraries read:

Dear Sir / Madam,

Elmbridge Local Plan: Strategic Options Consultation

I am writing to let you know that Elmbridge Borough Council is consulting on the Strategic Options for the new Local Plan.

Information about this is available online at: consult.elmbridge.gov.uk/consult.ti/lpsoc/consultationHome

The consultation runs from 9am on 16 December 2016 until 4pm on 10 February 2017.

The Strategic Options Consultation document and a Statement of Representations Procedure are enclosed.

Please ensure that the document and statement is accessible for the public to view.

Please contact Planning Policy if you require any further information via email at palanningpolicy@elmbridge.gov.uk or on (01372) 474474. Alternatively, further information is available from the Council’s website www.elmbridge.gov.uk/planning/policy.

Yours faithfully,

Mark Behrendt
Planning Policy Manager
Appendix 7: Statement of Representations Procedure (updated with extended deadline date)

Shaping Elmbridge
A New Local Plan

Statement of Representations Procedure for commenting on the Elmbridge Borough Council Local Plan Regulation 18 Consultation

Planning and Compulsory Purchase Act 2004

Town and Country Planning (Local Planning) (England) Regulations 2012 – Regulation 18

Elmbridge Borough Council is preparing a new Local Plan that will guide and manage future development in the Borough up to 2035. The Strategic Options Consultation is the first stage in the process and sets out the Council’s preferred option for a new strategy. The document also presents questions on a range of issues which will help inform the development of a new Local Plan.

The Borough Council is inviting comments on the Strategic Options consultation for an eight week period starting on Friday 16 December 2016.

Copies of the Strategic Options Consultation, Sustainability Appraisal and Habitats Regulations Assessment Screening Report can be viewed and downloaded from the Council’s website:

consult.elmbridge.gov.uk/consult/ti/lpsoc/consultationHome

Hard copies of these documents are also available for public inspection at the Council Offices, Civic Centre, High Street, Esher, Surrey, KT10 9SD. The Offices are open between 8.45am- 5pm (Monday to Thursday) and 8.45am- 4.45pm (Friday).

A copy can also be found at all the libraries in the Elmbridge Borough area. Please check with the library or website for opening times.

Representations must be made in writing and received no later than 4pm on Friday 24 February 2017. Ideally responses should be made online using the consultation portal at - consult.elmbridge.gov.uk/consult/ti/lpsoc/consultationHome
Alternatively, you can download and complete a response form, returning it to:

The Planning Policy Team
Planning Services
Elmbridge Borough Council
Civic Centre
High Street
Esher
Surrey
KT10 9SD

Or e-mail the response form to: PlanningPolicy@elmbridge.gov.uk

Responses will be made public and a summary of the consultation findings will be made available on the website.

For further information, please e-mail PlanningPolicy@elmbridge.gov.uk, or telephone 01372 474474.
Appendix 8: Notice displayed on Borough’s public noticeboards

Shaping Elmbridge
A New Local Plan

**Strategic Options Consultation**

Due to a lack of housing in the country the Government has challenged Councils to allow more homes to be built. In response Elmbridge Borough Council is preparing a new planning strategy, the Local Plan.

The Strategic Options Consultation is the first stage in the process and sets out the Council’s preferred option for a new strategy. The document also presents questions on a range of issues which will help inform the development of a new Local Plan.

More information about the consultation can be found at consult.elmbridge.gov.uk.

Alternatively, you can inspect the consultation document at the Civic Centre, between 8.45am- 5pm (Monday to Thursday) and 8.45am- 4.45pm (Friday).

A hard copy is also available to inspect at the Borough libraries.

All comments must be received by **4pm on Friday 10 February 2017**. You can submit your comments in a number of ways:

- **Online:** consult.elmbridge.gov.uk
- **Email:** planningpolicy@elmbridge.gov.uk
- **In writing:** The Planning Policy Team, Planning Services, Elmbridge Borough Council, Civic Centre, High Street, Esher, Surrey, KT10 9SD

**For further information please call 01372 474474 or email planningpolicy@elmbridge.gov.uk**
Appendix 9: Consultation Poster

Shaping Elmbridge
A New Local Plan

We need to hear from you

Due to severe housing shortages across the Country the Government is requiring Councils to plan for more homes to be built. In response to this challenge Elmbridge Borough Council is preparing a new planning strategy, the Local Plan.

We have provided three options to meet the Government’s demands but we want to hear your views on the planning challenges facing Elmbridge. The consultation starts at 9am on Friday 16 December 2016 and ends at 4pm Friday 24 February 2017. During this time, we will be available to give you as much information as possible on the strategic options for house building in the Borough for the next 20 years.

Where to find out more

<table>
<thead>
<tr>
<th>Date</th>
<th>Time</th>
<th>Venue</th>
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<tbody>
<tr>
<td>Tuesday 10 January</td>
<td>7-9pm</td>
<td>Lecture Hall, 1st Floor Weybridge Library</td>
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<tr>
<td>Wednesday 11 January</td>
<td>7-9pm</td>
<td>Cobham Community Centre</td>
</tr>
<tr>
<td>Thursday 19 January</td>
<td>7-9pm</td>
<td>Hinchley Wood Secondary School</td>
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<tr>
<td>Monday 23 January</td>
<td>7-9pm</td>
<td>Cecil Hepworth Playhouse, Walton</td>
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<tr>
<td>Thursday 26 January</td>
<td>7-9pm</td>
<td>Civic Centre, Esher High Street</td>
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<tr>
<td>Saturday 4 February</td>
<td>10-2pm</td>
<td>Civic Centre, Esher High Street</td>
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Exhibition at the Civic Centre

An exhibition will also be permanently displayed throughout January and up until 24 February in the Civic Centre Reception, High Street, Esher. You can also view the consultation document at the Civic Centre and at the Borough’s local libraries.

Website

The document is also available to view and respond to online at consultation.elmbridge.gov.uk. If you have any queries you can contact us by email at planningpolicy@elmbridge.gov.uk or by calling us on 01372 474474.
Appendix 10: Examples of Social Media used: Tweets and Facebook

Elmbridge Local Plan

Come join us at our next drop-in session:
Thursday 19 January
7-9pm
Hinchley Wood Secondary School

@ElmbridgeBC

@ElmbridgeBC

Be a part of #ShapingElmbridge. We need to build more homes – and we need to hear your views on how to do it: ow.ly/VrL9307fYg6

@ElmbridgeBC - Jan 15
ers are here to talk Local Plan at #ShapingElmbridge pic.twitter.com/0HHE2W9EOL
The consultation for our Local Plan is now open – find out more and play your part in #ShapingElmbridge ow.ly/inBy307bY1g

Come to our Walton drop-in session to give your views and find out more information on a new Local Plan.

You can find out more about the #ShapingElmbridge consultation here: http://consult.elmbridge.gov.uk/consult/.../consultationHome
SHAPING ELMBRIDGE: A NEW LOCAL PLAN
STRATEGIC OPTIONS CONSULTATION - REGULATION 18

Elmbridge Borough Council is preparing a new Local Plan. The Strategic Options Consultation is the first stage in the process and sets out the key development challenges facing the Borough. As well as presenting the Council’s preferred option for addressing these, it also includes questions on a range of issues that will need to be considered as part of the development of a new Local Plan. More information about the consultation can be found at consult.elmbridge.gov.uk.

Alternatively you can inspect the consultation document at the Civic Centre, between 8.45am - 5pm (Monday to Thursday) and 8.45am - 4.45pm (Friday). A hard copy is also available to inspect at the Borough libraries.

All comments must be received by 4pm on Friday 10 February 2017. You can submit your comments in a number of ways:

- Online: consult.elmbridge.gov.uk
- Email: planningpolicy@elmbridge.gov.uk
- Post: The Planning Policy Team, Planning Services, Elmbridge Borough Council, Civic Centre, High Street, Esher, Surrey, KT10 9SD

For further information please call 01372 474474 or email planningpolicy@elmbridge.gov.uk.
Appendix 12: Exhibition boards
Appendix 13: The Chief Executive of Elmbridge Borough Council talks about the Local Plan consultation
Appendix 14: Consultation Leaflet

Where can I find out more information about the Local Plan? More details about the Local Plan including the official timetable (the Local Development Scheme) can be obtained from the Local Plan web page: elmbridge.gov.uk/planning/local-plan.

Details about this specific consultation including the ‘Strategic Options’ document itself can be obtained from the consultation page: consult.elmbridge.gov.uk/consult.
The consultation document is also available to view at the Council’s offices at the Civic Centre and all libraries throughout the Borough.

There will also be public exhibitions at the following venues:

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<tr>
<th>Date</th>
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<tr>
<td>Tuesday 10 January</td>
<td>7-9pm</td>
<td>Waybridge Library Lecture Hall (11')</td>
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<tr>
<td>Wednesday 11 January</td>
<td>7-9pm</td>
<td>Cobham Community Centre</td>
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<td>Thursday 19 January</td>
<td>7-9pm</td>
<td>Hershey Court Secondary School</td>
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<tr>
<td>Monday 23 January</td>
<td>7-9pm</td>
<td>Goss Croydon (Public House)</td>
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<tr>
<td>Thursday 26 January</td>
<td>7-9pm</td>
<td>Civic Centre, High Street, Esher</td>
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<tr>
<td>Saturday 4 February</td>
<td>10-2pm</td>
<td>Civic Centre, High Street, Esher</td>
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An exhibition will be permanently displayed throughout January and up until 10 February in the Civic Centre reception area, Esher High Street.

Can I take part in this consultation?
There are many ways that you can take part in this consultation but responses must be made in writing:
• Online – consult.elmbridge.gov.uk/consult
• Email – planningpolicy@elmbridge.gov.uk
• By post – Planning Policy, Planning Services, Elmbridge Borough Council, Civic Centre, High Street, Esher, Surrey, KT15 9SD

When is the deadline for comments?
The consultation is open for eight weeks from 9am on Friday 16 December 2016. The deadline for the submission of comments is 4pm on Friday 10 February 2017.

What happens after my comments have been made?
We will assess all the comments once the consultation has closed. We will then prepare a statement responding to the issues raised and how we will seek to address them.

We will then prepare a more detailed plan which will be published for consultation in the summer 2017.

Shaping Elmbridge through the new Local Plan

The need to reconsider the planning strategy for Elmbridge stems from the Government’s determination to tackle the lack of housing in England. It wants to ensure that there are enough homes to meet the country’s increasing need and as part of their approach the Government is demanding that all Councils meet their housing needs.

In response to the Government’s demands we are updating our planning strategy known as the Local Plan and we are providing options for how we can deliver more homes, jobs and improved infrastructure in Elmbridge. We are offering those options for consultation to the Elmbridge community but it is important to note that no decisions have yet been made on the best way forward.

The Government has placed this demand on all Councils including Elmbridge and they are clear that if we do not meet our housing needs then they will step in and make decisions for us. No one wants that to happen.

We know Elmbridge is a very desirable place to live but the cost of housing is high. We need more affordable housing, more two and three bedroom homes to allow first-time buyers, key workers and growing families to buy homes in Elmbridge and to ultimately allow our children and grandchildren to continue to live in the Borough. Our aim in updating the Local Plan is to create new homes and jobs for current and future generations, while retaining the unique and attractive character of the Borough.

Roslades, school places, drainage, access to GP surgeries, all of these, and more, concern our residents when any new development is proposed. Building homes through an established and agreed upon Local Plan considers all of these infrastructure aspects and seeks to improve infrastructure in the Borough to meet our growing needs.

What is the Local Plan?
The Local Plan will set out a strategy until 2035 that aims to meet the need for new homes in Elmbridge, while seeking to protect our cherished environment.

The goal is to achieve a future for the Borough where people have the ability to live, work and enjoy good access to community facilities.

Why is a new Local Plan being prepared now?
The Government is determined to tackle the lack of housing in England. It wants to ensure that everyone has a safe and secure place to live and that means building more homes. As part of their plan, Government is demanding that Councils meet their housing needs.

If we do not prepare a plan then the Government has said it will intervene and prepare a plan on our behalf and we will be lose able to refuse these planning applications we think are inappropriate. To meet this deadline we are preparing to update our Local Plan and are providing options for how Elmbridge can deliver more homes and improved infrastructure.

We are offering those options for consultation to the Elmbridge community. No decisions have been made.

What stage of plan-making is this?
This is the first stage of plan-making. It is a time to consider the broad direction and approach to a development strategy and identify the key issues the Plan should address.

At this stage detailed policies and site allocations are not included. These will feature in the next consultation on the preferred approach in the summer 2017.

What is the purpose of this consultation?
1. To engage local people, groups, businesses and others on this consultation.
2. To identify the challenges that the Local Plan needs to address in terms of housing need, economic development, habitat protection etc.
3. To identify potential strategy to respond to these challenges.

Will there be additional opportunities to take part in plan-making?
Yes. This is the first stage. There will be at least one additional consultation stage on the Local Plan in 2017 before the plan is submitted to Government for examination by an Inspector.

Frequently Asked Questions

What is the Local Plan?
The Local Plan will set out a strategy until 2035 that aims to meet the need for new homes in Elmbridge, while seeking to protect our cherished environment.

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Frequently Asked Questions

About the Local Plan

What is the Local Plan?

- The Local Plan will set out a strategy that aims to meet identified needs for new homes, jobs, community facilities, roads etc., whilst seeking to protect our natural, built and historic environments.
- It looks forward fifteen years until 2035, providing a vision as to what kind of place Elmbridge Borough could be.
- The goal is to achieve a future for the Borough where people have more opportunities to live and work in Elmbridge as well as enjoying good access to community facilities.

Why is a new Local Plan being prepared now?

- There is a significant undersupply of housing across the country and in particular across London and the South East of England. In Elmbridge it is expected that we will need to build a further 9480 new homes by 2035.
- Due to this undersupply the Government is committed to significantly increasing house building and has challenged Councils to meet the housing needs for their areas.
- We also need to respond to local evidence on the need for increasing job opportunities and retail provision etc.
- To plan positively for the future of the Borough and to keep important decisions about future development locally rather than risking Government interventions.

What will happen if we don’t prepare a new Local Plan?

- The Government will intervene and appoint another body, such as the Planning Inspectorate or County Council, to prepare one for us.
- We could also be forced to work with another local authority or authorities to prepare a joint strategy.
- The longer we leave these decisions we expose ourselves to challenge from developers seeking to build in places that are inappropriate.
What is the status of the existing Local Plan?

- The set of adopted documents (Core Strategy, Development Management Plan, Developer Contributions SPD, Design and Character SPD and Flooding SPD) still represents the Council’s Local Plan.
- The new Local Plan will not replace the majority of documents and will only replace the Core Strategy once adopted, which is likely to be in 2018.
- Until this adoption date, the emerging Local Plan is a material consideration in decisions about planning applications, although the weight it can be afforded at this early stage is limited.

About the Consultation

What is the purpose of this consultation?

There are three clear purposes of this consultation:

1. To engage local people, groups, businesses and others on the options for new development over the next 20 years.
2. To identify the challenges that the Local Plan needs to address in terms of housing need, economic development, habitat protection etc.
3. To identify a potential strategy to respond to these challenges.

What stage of plan-making is this?

- This is the first stage of plan-making, formally known as the Regulation 18 consultation.
- It is a time to consider the broad direction and approach to a development strategy and identify the key issues the Plan should address.
- At this stage detailed policies and site allocations are not included. These will feature in the next consultation on the preferred approaches in the summer 2017.

Will there be additional opportunities to take part in shaping the Local Plan?

- Yes. This is the first stage. There will be at least one additional consultation stage on the Local Plan next year before the plan is submitted to Government for examination by an independent Inspector.

The content of the Strategic Options consultation document

Why are we proposing options that amend Green Belt boundaries?

- The Government are forcing all authorities to consider all options for meeting their development needs including, the consideration of Green Belt amendments.
- 10 of the 11 Surrey boroughs and districts have either finished a review of the Green Belt in their area or have at least started the process.
• Guildford, Runnymede and Woking are all planning to release some Green Belt land within their areas to accommodate an increase in housing delivery.
• This is not just restricted to Surrey and the South-East. All 10 local authorities in the city region of Greater Manchester are amending Green Belt boundaries to accommodate up to 60,000 homes over the next 20 years.

What housing needs are other areas facing?
• The under supply of housing is a national problem with figures of up to 250,000 new homes per annum being quoted to keep up with demand.
• In comparison to neighbouring authorities, Elmbridge has a ‘mid-point’ housing need which is generally proportionate of the Borough’s size, existing population and the overall sub-urban and semi-rural character.
• Local authorities with a more urban character and which are larger in size (both geographical and population) are facing much higher housing numbers than Elmbridge. For example, if the following local authorities were to meet their housing needs they would have to provide:
  o Guildford – 13,860 homes
  o Kingston – 14,384 homes
  o Spelthorne – 15,140 homes
  o Woking – 10,340 homes
  o Waverley – 10,380 homes

What are the benefits of the approach we are proposing?
• Our preferred approach seeks to balance the needs for housing whilst recognising there are constraints on development within the Borough.
• The protection of Green Belt remains a key priority however; the proposed strategy recognises that there are areas of land currently designated as Green Belt that are no longer meeting the purposes.
• This approach therefore seeks to utilise these areas and provide not only an increase in housing supply, but provide for the types of homes required by our communities.
• This includes smaller homes, more affordable properties and opportunities for self / custom house building.
• This approach will also protect the character of the urban area and maintain our existing settlement pattern.
• It enables infrastructure provision to be provided alongside developments where there is the space to provide the essential services and importantly, it will allow us to continue to plan for our communities.

The Green Belt Boundary Review (GBBR) identifies 13 weakly performing Local Areas however only 3 are identified in the Consultation Document for potential release. What is happening with the remaining 10 Local Areas?
• As this consultation focuses on the strategic issues, we have only identified the three weakly performing areas that are key to significantly increasing our housing land supply and meeting our housing needs.
• Having undertaken assessments of each area of Green Belt identified as being weakly performing we identified only three where we consider there to be development opportunities.
• Development in the remaining 10 parcels is prevented by constraints such as its location in the flood plain or its status as a Park or Garden of Historic Interest, or they are considered to be too small as to any reasonable scope for new strategic development.
• Following this consultation the Council will need to consider whether these should remain as Green Belt or whether an alternative designation, such as Local Green Space, would be more appropriate.

The consultation document states that the 3 Key Areas identified account for 3% of Elmbridge’s Green Belt. How is this calculated?

• Elmbridge covers an area of 9,634 hectares with 57% of the Borough being designated Green Belt (5,491 hectares).
• The Strategic Options Consultation Document identifies 3 Key Areas that are considered weakly performing and are not wholly covered by constraints that would prevent development.
• Of the three 3 Key Areas, Local Area 58 straddles the administrative boundary of Elmbridge and the Royal Borough of Kingston upon Thames. The remaining 2 Key Areas (Local Areas 14 & 20) are located entirely within Elmbridge Borough.
• Discounting the section of Local Area 58 located within the neighbouring Borough, the total number of hectares of land within the 3 Key Areas is 187.9.
• 187.9 hectares is 3.4% of the total area of Green Belt located in Elmbridge Borough.
• Not all of the 187.9 hectares is however developable. There is land within these areas that is covered by constraints to development such as ancient woodlands and SSSIs, and also designations such as Local Nature Reserves.

How much land within the 3 Key Areas identified does Elmbridge Borough Council own?

• Elmbridge Borough Council owns land within each of the 3 Key Areas.
• The extent of this is shown in dark green on the maps set out at the end of these FAQs.
• Land owned by the Borough Council is generally that where development is restricted by a variety of national designation for example, Ancient Woodland; SSSI and Registered Commons.
• Within Local Area 58 (Long Ditton) the Borough Council also owns an area of land which is used for a variety of open space, sports and recreation activities alongside the cemetery. For example, the sports ground, hockey club, allotments and Local Nature Reserve (Stokes Field). The Council does not intend to develop these areas.

Will the Council consider smaller amendments to the Green Belt boundary in addition to those identified in the consultation document?

• The Council will need to look at amending minor anomalies at the next stage in the preparation of the Local Plan. Such anomalies include where the Green Belt boundary runs through the middle of a garden or building and will aid both residents and the Council when applying policy appropriately.
• The Council also expects small development proposals to be proposed through this consultation in Green Belt not identified as being weakly performing. Such proposals will be considered following the consultation and any amendments consulted on within the next consultation in the summer of 2017.

What about Infrastructure?

• More houses will add to the pressure on existing infrastructure. Schools will be a key focus but we will also need to ensure that improvements are made to the road network, public transport, health provision, community facilities and leisure facilities.
• In particular the impacts of additional development on both local and strategic road networks will be considered through detailed modelling. This modelling will be used to identify congestion hotspots and outline potential solutions.
• As with our current approach, we will continue to seek contributions from developers to help deliver new infrastructure.
• We will also review our current Community Infrastructure Levy charges and to ensure the necessary resources are available to support infrastructure improvements

How to get involved

Where can I find out more information about the new Local Plan and the consultation?

• More details about the new Local Plan including the official timetable (the Local Development Scheme) can be obtained from the Local Plan web page: www.elmbridge.gov.uk/planning/local-plan/
• Details about this specific consultation including the ‘Strategic Options’ document itself can be obtained from the consultation page: consult.elmbridge.gov.uk/consult.ti
• The consultation document is available to view at the Council’s offices at the Civic Centre and at libraries throughout the Borough.
• There will also be public exhibitions at the following venues:

<table>
<thead>
<tr>
<th>Date</th>
<th>Time</th>
<th>Venue</th>
</tr>
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<tbody>
<tr>
<td>Tuesday 10 January</td>
<td>7-9pm</td>
<td>Lecture Hall, 1st Floor Weybridge Library</td>
</tr>
<tr>
<td>Wednesday 11 January</td>
<td>7-9pm</td>
<td>Cobham Community Centre</td>
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<tr>
<td>Thursday 19 January</td>
<td>7-9pm</td>
<td>Hinchley Wood Secondary School</td>
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<tr>
<td>Monday 23 January</td>
<td>7-9pm</td>
<td>Cecil Hepworth Playhouse (Walton)</td>
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<tr>
<td>Thursday 26 January</td>
<td>7-9pm</td>
<td>Civic Centre, High Street, Esher</td>
</tr>
<tr>
<td>Saturday 4 February</td>
<td>10-2pm</td>
<td>Civic Centre, High Street, Esher</td>
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An exhibition will be permanently displayed throughout January and up until 24 February 2017 in the Civic Centre Reception, Esher under the stairwell to the right of the entrance.

How can I take part in this consultation?

We would encourage you to submit your comments online using the consultation portal at: consult.elmbridge.gov.uk/consult.ti

Alternatively, you can fill out a response form and submit responses via:

➢ E-mail – planningpolicy@elmbridge.gov.uk
➢ By post - submit responses to the questionnaire to: Planning Policy, Planning Services, Elmbridge Borough Council, Civic Centre, High Street, Esher, Surrey, KT10 9SD.

A copy of the response form can be downloaded from the consultation portal at: consult.elmbridge.gov.uk/consult.ti
All responses must be made in writing.

When is the deadline for comments?

- The consultation is open for ten weeks from 9am on Friday 16 December 2016.
- The deadline for the submission of comments is 4pm on Friday 24 February 2017.

What happens after my comments have been made?

- We will consider all the comments once the consultation has closed.
- We will prepare a statement responding to the issues raised and how we will seek to address them.
- We will then prepare a more detailed plan which will be published for consultation in the summer 2017.

Land within the Council’s ownership

Local Area 14 - Land north of Blundel Lane including Knowle Hill Park and Fairmile Park, Cobham
Local Area 20 - Land south of the A3 including Chippings Farm and The Fairmile, Cobham

Local Area 58 – Land north of the A309 and east & west of Woodstock Lane North, Long Ditton
Appendix 16: Frequently Asked Questions- Land north of A309 and east and west of Woodstock Lane North, Long Ditton (Local Area 58)

Frequently Asked Questions –

**Land north of A309 and east and west of Woodstock Lane North, Long Ditton (Local Area 58)**

Is the area being allocated as a 2000 home Council estate?

No. Should the area be allocated for development, it is likely to be substantially smaller and would need to be a mix of small and medium housing for sale and rent.

Will the removal of Green Belt status see the total loss of open public spaces in this area?

No. Surbiton hockey club, the cricket club, cemetery, allotments and Stokes Field Nature Local Nature Reserve will be maintained. They remain vital community assets and important open spaces required to support the community.

Will any future development require major new access roads through communities?

Until details of the availability of land for development within the area come forward the required access points will not be known.

Will the pressure on existing infrastructure such as schools and GP surgeries be unsustainable?

Any additional pressure on schools and healthcare services will be assessed with the appropriate agencies. Any increase in service provision required as a result of an increase in new homes will be delivered as part of the development. One of the advantages of larger developments is that infrastructure such as schools can be delivered on site where necessary.

How will the additional pressure on roads be managed?

The impacts on the road network will be modelled as part of the next stage of preparing the Local Plan. This will assess the impacts of any development proposed and the improvements that may be required to mitigate these impacts.
Why has the Local Area been identified as ‘weakly’ performing in Green Belt terms?

The Local Area is enclosed within the existing built up area, with the Kingston Bypass (A309) forming a strong boundary to the south, severing it from the wider Green Belt. It makes only a very limited contribution to the overall gap between Long Ditton (part of the Greater London built up area) and Claygate, with little risk that development would cause visual or physical coalescence. While a significant proportion of the parcel remains open, the sense of rurality is reduced by a number of built developments and areas of managed land, with little connectivity to the wider countryside.

Won’t the development of the parcel add to the sprawl of London?

The Local Area is already enclosed by the large built up area along its northern, eastern and western edges and has weak links to the wider Green Belt to the south. The A309 forms a strong, durable southern boundary meaning that there is little risk that development would cause visual or physical coalescence with the wider Green Belt.
Appendix 17: E-mail to Members

Dear Members,

I am writing to inform you that the Local Plan: Strategic Options Consultation is now open.

Please visit the consultation portal to view the consultation documents.

I have attached a copy of the leaflet for your information and the accompanying poster is available to view on the consultation portal. I also refer Members to the Briefing Pack already circulated which contains a number of key messages and FAQs regarding the Local Plan and consultation.

If you have any queries about the consultation, please do not hesitate to contact the Planning Policy Team.

Kind Regards,

Zoe

Zoe Belton
Senior Planning Officer