

Tarset and Greystead Neighbourhood Development Plan

Community Consultation June 2014 – Response Form

QUESTION 1 – GENERAL DESIGN

The Plan will aim to promote high quality design in relation to site sensitivity, characterisation, materials, scale, form, mass and appearance that will seek to enable future development within Tarset & Greystead Parish to be appropriate.

Development principles in the Neighbourhood Plan will stipulate that new development must demonstrate how the setting has influenced design and location.

1. Do you agree with this approach? Yes / No
2. Any comments?

QUESTION 2 - LANDSCAPE

Landscape is highly valued by Tarset and Greystead residents.

The defining feature of Tarset and Greystead is its unique landscape. By that we mean the views of the hills and valleys, moorland, waterways, vegetation and historic features within an uninterrupted skyline. These combine to give a sense of place, unique in its tranquillity and wildness.

The Plan will describe and define what is special about our landscape. We propose that development proposals will only be given consent if they demonstrate respect for the character and appearance and local distinctiveness of the immediate and wider landscape.

- 1 Do you agree with this approach? Yes / No
- 2 Would you agree that views out of the parish are also important to residents as well as views into and across it? Yes / No
- 3 Any comments?

QUESTION 3 – CULTURAL HERITAGE

The ‘heritage’ policy in the Neighbourhood Plan would state that heritage assets must be protected. The Plan would also seek to offer an extra layer of protection to assets just below protected ‘listed building’ status.

A longer-term aim being considered is to offer further protection to produce a detailed ‘Local Heritage List’, separate from, but linked in to, the Neighbourhood Plan. We will be working with the Tarsset Archive Group to try to achieve this.

- 1. Do you think these proposals do enough to protect the historic environment? Yes / No
- 2. Any comments?

QUESTION 4 –GREENHAUGH: KEY CHARACTERISTICS

The Plan will aim to promote good design throughout the Parish. However, because Greenhaugh and Lanehead have been identified by Northumberland National Park Authority as areas for future development, we intend to provide design policies specifically for these areas.

The key characteristics of Greenhaugh, featuring linear street development with ‘end stops’ north and south, have been identified, in order to ensure appropriate development there.

- 1. Do you agree that we should have design and control policies specifically for Greenhaugh to ensure appropriate development there? Yes / No
- 2. Do you agree with the characteristics identified? Yes / No
- 3. Any comments?

QUESTION 5 –LANEHEAD: KEY CHARACTERISTICS

The Plan will promote good design throughout the Parish. However, because Greenhaugh and Lanehead have been identified by Northumberland National Park Authority as areas for future development, we intend to provide design and control policies specifically for these areas.

The key characteristics of Lanehead, featuring a ‘dispersed’ settlement with ‘outliers’, including two main ‘clusters’ around the cross-roads and lower down the hill, have been identified, in order to ensure appropriate development there.

- 1. Do you agree that we should have design and control policies specifically for Lanehead to ensure appropriate development there? Yes / No
- 2. Do you agree with the characteristics identified? Yes / No
- 3. Any comments?

QUESTION 6 – GREENHAUGH AND LANEHEAD : DEVELOPMENT BOUNDARIES

The questionnaire responses indicated a preference for new development in the Parish to be within the settlements of Greenhaugh and Lanehead.

We have decided not to allocate specific sites for development within these two main settlements in the Parish. Instead we have tried to define development boundaries for these areas.

1. Do you agree with this approach? Yes / No
2. Any comments?

QUESTION 7 – REDUNDANT BUILDINGS OUTSIDE SETTLEMENTS

Current Northumberland National Park planning policies prioritise tourism and business over residential use in relation to the conversion of redundant buildings outside Lanehead and Greenhaugh. However, questionnaire responses indicate that 67.4% of residents favour allowing the conversion of redundant dwellings outside 'settlements' to residential use.

We therefore intend that the conversion of redundant buildings for residential use be given equal footing with business/tourism in applications to convert redundant buildings in 'open countryside'.

1. Is this the right approach for Tarsset & Greystead? Yes / No
2. Any comments?

QUESTION 8 - LOCAL HOUSING NEED

Local need for housing emerged from the residents' questionnaire as a concern for many people in the Parish, with responses indicating a preference for house purchase over rentals. We therefore intend to define clearly what is meant by 'local need'.

The current Northumberland National Park Authority definition, which applies to all new development including conversions in the Parish is attached at the end of this questionnaire.

1. Do you agree with this definition? Yes / No
2. Any comments?

QUESTION 9 – COMMUNITY ASSETS

The Neighbourhood Plan will designate certain buildings as community assets, including Greenhaugh First School, The Holly Bush pub, Thorneyburn church and Tasset Village Hall, offering protection concerning their future use.

- 1. Do you agree with this approach? Yes / No
- 2. Are there any other buildings that should be identified in this way? Yes / No
- 3. Any comments?

QUESTION 10 – OUR SUSTAINABLE LOCAL COMMUNITY AND ECONOMY

‘Sustainability’ aims to support growth appropriate to the area, to meet the diverse needs of residents and businesses, to promote community and leisure services and facilities, to be sensitive to the local environment and to ensure a high quality of life and equal opportunity for all.

Current Northumberland National Park and Northumberland County Council planning policies for the Park, including our parish, are based on the concept of a community which is ‘sustainable’ both socially, economically and environmentally.

To ensure that Tasset & Greystead is an area where people want to live and work now and in the future, we propose to support development which encourages the creation of new businesses and supports the expansion of existing businesses which relate to the ‘special qualities’ of the Parish but do not negatively impact on them.

- 1. Do you agree with this approach? Yes / No
- 2. Any comments?

QUESTION 11 – COMMUNITY ACTION PLAN

Many issues raised by the residents’ survey may not be covered in the Neighbourhood Plan, which is restricted to planning issues.

We therefore intend to create an Action Plan outlining the community’s wishes, covering issues identified in the questionnaire as of concern, especially traffic, road maintenance and winter clearance, signage, Broadband and telecommunications, protection of wildlife, dark skies, flood measures, cycle routes & walking trails, pollution and litter.

- 1. Do you agree with this approach? Yes / No
- 2. Any comments?

QUESTION 12 – TOURISM

The National Park has a statutory duty to encourage visitors to Northumberland National Park.

Responses to the residents' questionnaire indicated an even split between those promoting further tourism and those believing that increasing the current level of tourism in the Parish would have a negative impact on the local infrastructure and special characteristics of Tasset & Greystead.

We propose to ensure that tourism development does not occur at a cost to local residents by setting clear criteria for acceptable developments taking account of: appropriate settings for development; a scale of development proportionate to its setting and to neighbouring buildings and natural features; high quality design; preservation of tranquillity, dark skies and landscape; and impact on local residents, amenities and existing businesses.

1. Do you agree with this approach? Yes / No
2. Any comments?

QUESTION 13 - RENEWABLE ENERGY

The Neighbourhood Plan intends to reflect feedback from the residents' questionnaire by encouraging small scale renewable energy infrastructure that is compatible with the landscape of the Parish and does not individually or cumulatively detract from, or impact on, the special qualities of the area.

1. Do you agree with this approach? Yes / No
2. Any comments?

QUESTION 14 – ANY OTHER COMMENTS

Thank you for taking the time to respond to these proposals. Your feedback is invaluable.

1. Do you feel that the work we have done so far reflects what you want? Yes / No
2. Any final comments?

Completed forms must be received by midday on Saturday, 5th July 2014, either as hard copy to [redacted] or via the link on www.tasset.co.uk

If you wish to be eligible for the prize draw to win £50 Marks and Spencer's voucher, please sign your name here.

NORTHUMBERLAND NATIONAL PARK: DEFINITION OF LOCAL HOUSING NEED

- i. Existing residents of the National Park establishing a separate household; or
 - ii. People who do not live in the National Park but have a current and long standing link to the local community including a previous period of residence; or
 - iii. People who are in, or are taking up full-time permanent employment in an already established business within the National Park (or in another part of a parish split by the National Park boundary); or
 - iv. Households currently living permanently in a dwelling which is either shared but not self-contained, overcrowded, or is otherwise unsatisfactory by environmental health standards and which is within the National Park (or in another part of a parish split by the National Park boundary); or
 - v. People who have to leave tied accommodation within the National Park (or in another part of a parish split by the National Park boundary); or
 - vi. People who do not live in the National Park but propose to locate viable business within the National Park which will: clearly conserve or enhance the special qualities of the National Park; or allow opportunities for the public to understand and enjoy the special qualities. The applicant must demonstrate a need to live within the National Park
- Criteria set out in criteria i, ii, iv, and v, will apply only to people who have resided permanently in the National Park for 3 years.