

Nottingham City Council

Local Plan Part 2 Proposed Site Allocation

Thane Road, Horizon Factory

Consultation Response Form

Please read the guidance notes before completing this form, but if you have any questions, please call 0115 876 4594.

Please return this response form to localplan@nottinghamcity.gov.uk or send to Nottingham City Council, LH BOX 52, Planning Policy Team, Loxley House, Station Street, Nottingham, NG2 3NG.

Your response will be regarded as a formal response on the Local Plan Part 2: Land and Planning Policy Document.

Responses must be received by 5.00pm on Wednesday 9 November 2016.

Part A – Contact Details and Future Notifications

Q1 Are you responding as?	<input type="radio"/> Individual <input type="radio"/> Landowner/Developer <input type="radio"/> Organisation <input type="radio"/> Other _____
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	Q2 Your Details	Q3 Agent's Details (if relevant)
Title	Mr	
First Name	Graeme	
Last Name	Foster	
Job Title (if relevant)	Principal Planning Officer	
Organisation (if relevant)	Gedling Borough Council	
Address Line 1	██████████	
Address Line 2	██████████	
Address Line 3	██████████	
Address Line 4	██████████	
Address Line 5		
Post Code	██████████	
Telephone Number	██████████	
E-mail Address	██	

Q4 Do you wish to be notified of any of the following? (please tick yes <u>or</u> no for each question)	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> <input type="radio"/> Yes <input type="radio"/> No
Submission of the Local Plan Part 2 for Examination? Publication of the Recommendations of the Inspector? Adoption of the Local Plan Part 2?	<input type="radio"/> Yes <input type="radio"/> No <input type="radio"/> Yes <input type="radio"/> <input type="radio"/> Yes <input type="radio"/> No

Part B – Your Response

Please provide your comments below. Please let us know if you support or object to the site allocation and if there are changes you would like us to consider.

Thank you for consulting Gedling Borough. The following comments have been made by the Borough's planning officers.

The policy principles set out for the Thane Road site are strongly supported. This proposed policy approach is consistent with the NPPF and the Aligned Core Strategy Policy 4 h) ii) which seeks to retain good quality existing employment sites (including strategic employment areas). In this context it is noted that the existing employment site is listed as one of the sites being protected for employment uses under the LAPP Policy EE2.

As part of an existing employment area and given the site is partly operational a suitable redevelopment scheme for employment uses is likely to result in significant extra employment on site bringing significant economic benefits for local communities. The site is being vacated due to its single occupier ceasing operations at this site. However, the site is part of a strategic employment site which appears to be well managed and a relatively successful business location with good accessibility both in terms of the marketability of the site and also to local communities.

The Strategic Distribution of Employment Requirements (SDER) Background Paper October 2015 concludes that there is a slight shortfall of employment land identified across the Nottinghamshire HMA authorities in comparison with the identified requirements based on the Policy-on scenario calculated in the Employment Land Forecasting Study (ELFS). The SDER also notes that the 25 ha share of the distribution of employment land to Nottingham City is the effective capacity of Nottingham City to accommodate new industrial and warehouse space. The SDER also notes that the shortfall from the Nottingham City Policy-on employment land requirement calculated by the ELFS may be made up in surrounding Districts. The employment land supply both at the HMA level and in Nottingham City is therefore "tight" making it important to protect good employment sites otherwise economic activity may be lost or need to be replaced elsewhere.

In conclusion the principle of developing this site for employment is strongly supported. At the overall HMA level there is a slight shortfall of identified employment sites against the requirement; and the loss of a prime employment site to non-employment uses would exacerbate this shortage. The capacity of Nottingham City to accommodate employment land is limited and it is important to protect prime strategic employment sites within the City of Nottingham to maintain a sufficient stock of employment land and continue to provide for a range and choice of sites especially in this Lenton Lane/Riverside location which is accessible by car and public transport to communities such as Lenton, Clifton and the Meadows.

Q5 The following questions are required by Planning Regulations. Please refer to the guidance notes for more information and explanation of 'legally compliant' and 'sound'. If you have any difficulty understanding this question please contact the Policy Team using the contact details on the front sheet.

Do you consider the Local Plan Part 2 to be legally compliant? (please tick yes or no)

- Yes
-

Do you consider the Part 2 Local Plan to be 'sound'? (please tick yes or no)

- Yes
-

If you consider that the Plan is unsound, explain why (please select all that apply and explain in the box to Q9)

a) Do you consider the Plan is unsound because it is **not 'positively prepared'**?

- Yes
- No

b) Do you consider the Plan is unsound because it is **not 'justified'**?

- Yes
- No

c) Do you consider the Plan is unsound because it is **not 'effective'**?

- Yes
- No

d) Do you consider the Plan is unsound because it is **not 'consistent with national Policy'**?

- Yes
- No

Q6 The allocation of this site will be considered by an independent Planning Inspector at a public meeting called an Examination in Public. If you are objecting to the allocation of this site, please tell us if you think you need to attend the examination in person.

-
- No, I do not wish to participate in person at the examination

Q7 If you wish to participate in person at the examination, please outline why you consider this to be necessary.

N/A

(please continue on a separate sheet if necessary)

Please note the Inspector (not the Council) will choose who participates at the Examination.

Responses must be received by 5.00pm Wednesday 9th November 2016.

Thank you for taking the time to comment on the proposed inclusion of this site in the new Nottingham City Council Local Plan Part 2. For further information about this consultation and / or the Local Plan document please contact the Planning Policy team on 0115 876 4594 or email localplan@nottinghamcity.gov.uk

Data Protection - The response(s) you submit on the Local Plan Part 2 will be used in the plan making process and may be in use for the lifetime of the Local Plan in accordance with the Data Protection Act 1998. The information will be analysed and the Council will consider issues raised. Please note that responses cannot be treated as confidential and will be made available for public inspection. All responses can be viewed at the Council offices. If you provide your email address this will be the method of communication used in the future by default unless you advise us otherwise.

Equality Opportunities Monitoring

Nottingham City Council is committed to equality of opportunity, and would like to learn about which groups of people are using its services and their needs. The following questions are **OPTIONAL**.

Are you?

- Male
- Female
- Prefer not to say

Which age group do you belong to?

- Under 16
- 16 - 24
- 25 - 34
- 35 - 44
- 45 - 59
- 60 - 64
- 65+
- Prefer not to say

Do you consider yourself to be disabled?

- Yes
- No
- Prefer not to say

To which of these ethnic groups do you consider you belong?

- White
- Black
- Asian
- Prefer not to say
- Chinese
- Other ethnic group, please specify

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