



Successful independent examination of the Long Stratton Neighbourhood Plan!



Neighbourhood Plan Update

The Long Stratton Neighbourhood Plan Group are delighted to announce that, following submission of the Long Stratton Neighbourhood Plan to South Norfolk Council in January 2021, the Neighbourhood Plan has been successfully examined!

The examiner's report recommends that, subject to modifications, the Long Stratton Neighbourhood Plan should go to a community-wide referendum where all the people residing in the plan area will be given an opportunity to vote on the plan.

To find out more about the Long Stratton Neighbourhood Plan please visit our website at:
www.lsnp.info

What is a Neighbourhood Plan?

A neighbourhood plan is a document containing planning policies which will be used by the local planning authority (in our case this is South Norfolk Council) when planning applications coming forward in the plan area are being considered.

Long Stratton Town Council and the Parish Council of Tharston and Hapton have worked together to prepare the Long Stratton Neighbourhood Plan. The plan area includes the whole of Long Stratton parish as well as southern parts of the Parish of Tharston and Hapton.



What happens next?

South Norfolk Council will organise a referendum for the people living in the plan area.

In the next few weeks, South Norfolk Council will publish notice of the referendum date and further information relating to the Neighbourhood Plan referendum. This will be available to view on the Council website (www.southnorfolkandbroadland.gov.uk/neighbourhood-plans), at the District Council offices (pre-booked appointments only) and Long Stratton Library. If you are on the electoral register and you live in the plan area, you will be eligible to vote and you will subsequently receive a polling card. We do hope you are able to participate in this referendum.

If more than 50% of those who participate cast in favour of it, then the Long Stratton Neighbourhood Plan will be adopted by South Norfolk Council. With immediate effect it will carry full weight in the determination of planning applications in the Long Stratton neighbourhood area.

How did we get here?

Preparation of the plan has been carried out in four distinct phases: inception, initial plan development, advanced plan development and formal pre-submission consultation. Residents and community stakeholders were engaged at each of these stages. In the fourth and last of these stages residents and stakeholders were consulted on the complete draft of the plan during the period 12th October and 7th December 2019. Following consideration of the feedback, we revised the plan and then submitted it to South Norfolk Council who then published the plan for a further round of consultation and appointed an independent examiner.

The plan is supported by several documents including:

1. Long Stratton Design Guidelines (2020)
2. Long Stratton Masterplanning Report (2018)
3. The Long Stratton Housing Needs Assessment (2017)
4. Demographic and Socio-Economic Review (2017)



The scope of the Long Stratton Neighbourhood Plan

The Neighbourhood Plan sits within the context of the wider planning system including the Long Stratton Area Action Plan which was adopted by South Norfolk Council in 2016. A Neighbourhood Plan can not promote less development than that already planned for in documents adopted by South Norfolk Council. This includes the planned growth (1,800 new homes, employment opportunities and the Long Stratton by-pass) included in the Long Stratton Area Action Plan.

Tell me more about the Long Stratton Neighbourhood Plan!

The Long Stratton Neighbourhood Plan includes a vision, seven themes, eight objectives and 22 planning policies.

The Neighbourhood Plan Vision

“Long Stratton village will grow into a town, but a village feel will be retained. Long Stratton will keep its close links to the surrounding countryside and the characterful feel of the enclosed historic centre will be strengthened not just as a result of reduced through-traffic but due to physical improvements which can take place once the by-pass has been built.

Our strong sense of place in the Neighbourhood Plan area will grow as the new development is designed sensitively and reflect Long Stratton and Tharston’s existing characteristics. Pedestrian and cycle access between existing estates and the shops, services and areas of employment will be improved whilst the new development will be designed to encompass pedestrian and cycle access to the town centre. We will have a vibrant, mixed and balanced community. Our employment and business base will grow and diversify as the town takes on a more strategic role in the wider geographic area. New housing developments will provide a varied and wide housing choice ensuring the needs of existing communities will be met alongside those of future residents.”

The seven themes and objectives

Theme 1: A strong community

Objective 1: Housing that is built should be suitable for meeting needs of existing and future NP residents

Objective 2: There will be successful integration between new community and existing community

Theme 2: Design and character

Objective 3: A strong sense of place

Theme 3: Employment

Objective 4: Long Stratton’s employment and business base will grow and diversify as it takes on a more strategic role in the wider market

Theme 4: Town centre

Objective 5: Opportunities to enhance the town centre will be realised

Theme 5: Outdoor recreation, green infrastructure and biodiversity

Objective 6: Improve opportunities for green infrastructure and recreation in the plan area

Theme 6: Indoor community infrastructure

Objective 7: The infrastructure necessary to support the growing community will come forward in a timely manner

Theme 7: Superfast broadband

Objective 8: The most technically advanced communication infrastructure will be in place to serve Long Stratton’s growing resident and business community

The 22 planning policies in the Neighbourhood Plan

A Strong Community – Housing Policies

LSNP SC1 - Housing mix	This policy requires all proposals to include a mix of homes to meet the needs of Long Stratton's residents. The policy is supported by evidence prepared specifically for the Long Stratton Neighbourhood Plan including the Long Stratton Housing Needs Assessment (AECOM, 2017).
LSNP SC2 - Specialist and supported housing	This policy highlights the importance and opportunity for delivering: <ul style="list-style-type: none"> • Additional specialist housing for the older generation in Long Stratton • Specialist and supported housing for people with disabilities
LSNP SC3 - Affordable homes meeting Long Stratton needs	This policy requires a proportion of the affordable homes being delivered as part of market sites to be prioritised for those residents with an existing close connection to Long Stratton.

A Strong Community – Policies seeking to achieve successful integration between the new community and existing community

LSNP SC4 - Pedestrian and cycle-friendly neighbourhoods	This policy requires all new schemes to be designed to facilitate easy and convenient access and movement for pedestrians and cyclists.
LSNP SC5 - Maintaining good connectivity with outlying areas	This policy requires the continuation of good connectivity between Long Stratton and outlying hamlets. This policy is particularly relevant in the consideration of the location, design and layout of the by-pass.
LSNP SC6 - Location of new community facilities	This policy supports new community facilities and requires that all such provision should be located where they can easily be accessed by the communities they are intended to serve.

Design and Character Policies

LSNP DC7 - Landscape and settlement character	This policy requires all new development to be sympathetic to Long Stratton's landscape and built heritage character.
LSNP DC8 - Creating successful neighbourhoods	This policy requires all residential development schemes to contribute positively to the quality of Long Stratton as a place.
LSNP DC9 - Strengthening and enhancing Long Stratton's historic core	This policy requires new schemes to conserve or reinforce the specific qualities of the existing historic environment in Long Stratton's historic core.
LSNP DC10 - Long Stratton design principles	This policy requires a design led approach to be taken with all development. This includes a requirement that all schemes be guided by core principles established in the Long Stratton Design Guidelines which is a document produced by AECOM in 2020 to inform the Long Stratton Neighbourhood Plan.

Employment Policies

LSNP E11 - New employment uses in Tharston	This policy supports new employment uses at Tharston Industrial Estate subject to traffic impacts being assessed as acceptable and not adversely impacting pedestrian safety or amenity issues on the Flowerpot Lane/A140 junction.
LSNP E12 - Training Long Stratton's local work force	This is an aspirational policy encouraging planning proposals which facilitate the delivery of skills training or apprenticeship schemes to local people.

Town Centre Policies

LSNP TC13 - Re-establishing The Street at the heart of the town	<p>This policy seeks contributions towards the delivery of town centre environmental enhancements when new development comes forward.</p> <p>The policy is closely linked with the recommendations set out in the Long Stratton Masterplanning Report produced by AECOM in 2018.</p>
LSNP TC14 - Long Stratton market place	This is an aspirational policy which supports the creation of a new marketplace in Long Stratton Town Centre.
LSNP TC15 - The Fire Station and Telephone Exchange	This policy establishes some principles to be adhered to in the event that the Fire Station and Telephone Exchange site comes forward for development during the plan period up to 2036.

Outdoor Recreation, Green Infrastructure and Biodiversity Policies

LSNP GI16 - Long Stratton recreational open space standards	This policy requires provision to be made towards open space improvements when new development proposals come forward. The policy is linked to the recent set of open space standards developed by South Norfolk Council in its 2018 Supplementary Planning Document.
LSNP GI17 - Delivering green infrastructure in Long Stratton	<p>This policy identifies six priorities that should be adhered to when new green infrastructure is being provided in the plan area as follows:</p> <ul style="list-style-type: none">i. maximising accessibility and connectivity for peopleii. relieving visitor pressure on ecologically sensitive sites in the plan area (Tyrrel's Wood, Wood Green)iii. maintaining connectivity to the wider countrysideiv. protecting or strengthening existing locally characteristic landscape features (greens, hedgerows, woodlands, ponds)v. maximising connectivity for wildlifevi. promoting health and wellbeing
LSNP GI18 - Green infrastructure management	This policy establishes principles for the management of new green infrastructure provision.
LSNP GI19 - Protecting existing sites of biodiversity value	This policy identifies sites of existing biodiversity value in the plan area and requires new development to deliver net gains in biodiversity.

Indoor Community Infrastructure

LSNP R20 - Delivering a new community meeting space in Long Stratton	This policy seeks the provision of a new community meeting space in the vicinity of the town centre.
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LSNP R21 - A new swimming pool for a larger community	This is an aspirational policy which supports proposals which would deliver a new public swimming pool in the plan area.
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Superfast Broadband

LSNP C22 - Fibre to the premises	This policy requires development proposals to include the necessary infrastructure to allow for the delivery of superfast broadband.
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**Long Stratton Town Council Pavilion
Manor Road
Long Stratton
NR15 2XR**

01508 530524

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