

Pre-Submission Consultation

Your Name:.....Daniel O'Donnell.....

Are you content with the Neighbourhood Development Plan as a whole?

YES	
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NO	X
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If NO, please give your comments for any modifications you would like to see to the Policies or Proposals, or the reasons why you oppose them.

Policy/ Proposal No	Comments or Reasons
Policy H1	Policy H1 is contrary to the cost / benefit approach of the NPPF, it should instead identify the limit of the urban area only.
Policy H2	The preservation of the setting and character of Stratford-upon-Avon, Tiddington and Alveston can be preserved without the need of a strategic gap.
Policy H3	The policy, through the upper limit of the number of houses looks to promote less development than the local plan, as such would undermine the policies of the local plan.
Policy H4	The presumption against development of Greenfield Land is not in accordance with the NPPF.
Policy H6	The policy is not in accordance with national guidance limiting S106 contribution for developments under 10 dwellings.
Policy BE3 Policy BE4	Requiring a design code and master plan for all developments over 10 dwellings is excessive and unjustified given the scale of these proposals.
Policy BE6 Policy BE14	The government has discontinued the Code for Sustainable Homes and as such the policies are out of date.

Policy BE8	Land around Stratford upon Avon, Tiddington and Alveston is generally best and most versatile agricultural land
Policy BE11 Policy BE12	These policies are not in accordance with the cost / benefit approach of the NPPF and are not in accordance with statute.
Policy CLW14	There is no justification for including standards that are higher than the Building Regulations.
Tiddington	The TVRA survey undertaken does not fairly represent the different housing proposals options; as such the survey is fundamentally flawed.