

Enquiries to: Chris Schmidt-Reid  
Email: chris\_schmidt-reid@wycombe.gov.uk  
Direct line: 01494 421551  
Our ref:  
Your ref:  
Date: 27<sup>th</sup> January 2017



Dear Simon

**Re: Bledlow-cum-Saunderton Neighbourhood Plan**

Thank you for agreeing to an extension to the amount of time to consider the examiner's report on the Neighbourhood Plan and meeting with us on Tuesday to discuss the way forward, specifically in relation to the policy applying to the former Molins site.

As much as we appreciate the concerns and aspirations that you expressed at the meeting for how the site might be developed in the future, we explained that there are limitations in terms of what we think can be put back into the plan in relation to this issue. We appreciate that there is a difference of opinion over this and I do not propose to go over that again, however, we do think that there is scope to add text that provides "clarification" over what is expected from development proposals and how that will be assessed in terms of the impact on the green belt. To this end we propose the following wording be added to the supporting text:

*5.39 The effect of a proposal on the openness of the Green Belt and the purposes of including land within it will be assessed comprehensively across the Existing Development identified at Inset Plan 1. In terms of assessing the effect of any development on openness, the planning authority will have regard to the precise characteristics of the development proposed and to any benefits to openness resulting from the restoration of the slab or hardstanding to a natural state.*

*5.40 In preparing this plan, the community has expressed clear local priorities for their Parish, including catering for the housing and social needs of a wide range of residents and supporting the rural economy. Redevelopment of the site for a mix of uses such as residential, retirement housing, small scale business units and community facilities would be welcomed.*

Other than the wording above we are not proposing any further changes to the plan as modified by the examiner. Please could you confirm that you are happy with the wording provided? As discussed we cannot support addition of text into the policy or an additional policy requirement.

Planning and Sustainability - Penelope Tollitt, Head of Service

**Wycombe District Council, Queen Victoria Road, High Wycombe, Bucks HP11 1BB**

**Tel: 01494 461000 DX 4411 High Wycombe -1 [www.wycombe.gov.uk](http://www.wycombe.gov.uk) Twitter: @wycombedc**

It is our view that this wording could be added to the plan, would meet the basic conditions and would not require further consultation.

I would also like to re-assure you that existing and new policies will achieve the protections you seek in relation to heritage, biodiversity and landscape.

I look forward to hearing from you after the Parish Council meeting on February 2<sup>nd</sup>, when hopefully we can move to the next stage of getting the plan in place.

Yours sincerely

A handwritten signature in black ink, appearing to read "Chris Schmidt-Reid". The signature is written in a cursive style with a horizontal line underlining the name.

Chris Schmidt-Reid  
Team Leader Planning Policy