



**Selby District Council
Local Plan Consultation**

"PLAN Selby"
(The Sites and Policies Local Plan)

Initial Consultation Comments Form

"PLAN Selby" is the Sites and Policies Local Plan which the Council is developing to deliver the strategic vision outlined in the Core Strategy that was adopted in 2013. When adopted, PLAN Selby will form part of the Local Plan for the District against which planning applications will be assessed.

This consultation is the first stage in our on-going dialogue with you and we hope that you will take time to respond to it and help us move forward. The responses to this consultation will help inform our work and shape the District for the future.

Comments are therefore invited as part of this Initial Consultation.

Please use this form to make your comments.

Please read the main document PLAN Selby and associated papers, which are available on the Council's website at www.selby.gov.uk/PLANSelby and at local libraries and Public Council offices.

You will need to see what is in PLAN Selby in order to make your comments. It contains a wide range of issues and specific questions on which we would like your views. Please make sure you are clear about which part of PLAN Selby you are commenting on and ensure we have your full contact details so we can take your comments into account and so that we can contact you about the next stages.

**Completed comments forms must be received by the Council
no later than 5pm on Monday 19th January 2015**

Contact Details - Please provide contact details and agent details, if appointed

	Personal Details	Agent Details (if applicable)
Name	<input type="text" value="D. R. Apperly"/>	<input type="text"/>
Address	<input type="text"/>	<input type="text"/>
Postcode	<input type="text"/>	<input type="text"/>
Telephone no.	<input type="text"/>	<input type="text"/>
Email address	<input type="text"/>	<input type="text"/>

It will be helpful if you can provide an email address so we can contact you electronically

Comment(s)

Please ensure you provide reference to the Question and Topic area for each comment you wish to make.

Topic / Chapter

Question no. Paragraph

I note that all the meetings and information sessions have been given in Selby and Tadcaster, with none in Sherburn in Elmet or the DSVs. This does not seem good consultation practice. In the available time for consultation responses, stretching over Christmas and the New Year, it is impractical to read, digest and correlate the numerous reports, particularly as some do not appear to be accessible on the internet, even when the internet link is given.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

The calculation omits any allowance for fortuitous permissions which appear to amount to some 50% of permissions given. There is a 10% discount on outstanding applications and all the totals are rounded up. There appears therefore to be a gross over-estimate of the need.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

Please ensure you provide reference to the Question and Topic area for each comment you wish to make.

Topic / Chapter

Question no. Paragraph

No, as stated above, there is already considerable over allocation.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

This is unrealistic as Cawood appears to be virtually excluded from any allocation and Escrick subject to negotiations with York Council as to the green belt. Several other DSVs have flooding, green belt or other difficulties and it seems that the whole concept needs amendment.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

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Topic / Chapter

Question no. Paragraph

Sites should be sought which meet these priorities, rather than trying to allocate sites in DSVs which seems, in view of the constraints, an impractical way forward, as mentioned above.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

There appears to be no justification for the villages selected for Travellers' sites. I am not aware of any consultation on their selection.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

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Topic / Chapter

Question no. Paragraph

There appears to be sufficient provision already for anticipated demand. Any further provision should be in areas with easy access to the M62, A1, A19 or A63.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

Around Whitemoor Mine and the industrial use, which is (I think) located on Riccall Common, there are some derelict sites previously linked to an airfield (I assume) which might usefully provide an area for both industrial and residential development without disruption to existing communities.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

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Topic / Chapter

Question no. Paragraph

The areas where employment land is available appear to be to the south of Selby, where there is green belt land, and near Tadcaster and Sherburn in Elmet, where again there is green belt land. These areas, however, are near to the M62, A63 and A1 and seem the most practical areas to construct the necessary infrastructure giving access to these roads. The green belt should therefore be amended to permit access to be improved, with possible compensating land in areas liable to flooding.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

Despite many attempts, I have been unable to access the website for the infrastructure report. My comments on Q54 may be covered in this report, but I have not been informed of them despite mentioning the roads in North Duffield in my previous letter of 2011.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

Please ensure you provide reference to the Question and Topic area for each comment you wish to make.

Topic / Chapter

Question no. Paragraph

If there is a demand backed by resources, the market will meet this. Prescriptive development of any policy should confine itself to affordable rental properties provided by Housing Associations and the Council in locations where there are needs and employment opportunities. There also seems some evidence of lack of care homes.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

Transport issues:
1. Rural bus services have declined in recent years because of local government cut backs. Until this is reversed there is little realistic hope of access to areas of employment, shopping or leisure and increasing the rural population in DSVs will exacerbate the problem. A solution to the problem needs to be found in advance of development.
2. The railway parking facilities in Selby are a deterrent to such use.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

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Topic / Chapter

Question no.

Paragraph

The problems of over development appear to have been partially recognized (rather too late) by restricting garden infill development. Over-dense development seems to lead to social problems and this issue needs to be addressed.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no.

Paragraph

See Q19

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment(s)

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Topic / Chapter

Question no. Paragraph

As stated above, it has been quite impractical to read all these, but certainly the DSVs policy needs revision.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Topic / Chapter

Question no. Paragraph

North Duffield should grow very little, if at all, in the near future as it has already undergone considerable rapid development in the past two decades and needs a period to settle down. It has a poor bus service to Selby and York and the road system in the village cannot be improved without destroying the character of the village and disrupting the existing community.
There is no previously developed land that can be used and no green field sites that can be described as being within the settlement. Any development is therefore going to be on land which meets only the least desirable of your proposed criteria. Additionally, the primary school is at capacity and there is no secondary education. All this will mean additional travel, generally by private car.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Additional Comments - Please provide any additional comments you may wish to make.

(Text is limited to the available area to ensure all text is visible. Continue on a separate sheet if necessary)

Comment Submission Statement

All comments must be made in an email or in writing if they are to be considered. Your comments and some personal identifying details will be published in a public register and cannot be treated confidentially. Where practical, personal identifiers may be redacted, however Selby District Council cannot guarantee that all identifiers will be removed prior to publication of consultation records.

Signed

Dated

18/1/15

Please ensure you save a copy of your completed comments form to your computer before sending by email

**Completed comments forms must be received by the Council
no later than 5pm on Monday 19th January 2015**

Email: Idf@selby.gov.uk

Post to: Policy and Strategy Team, Selby District Council, Civic Centre,
Doncaster Road, Selby YO8 9FT