



1

Woodford Neighbourhood Forum





Agenda

Part 1: AGM

1. Welcome
2. Chairman's report
3. Approval of minutes of 2016 AGM
4. Treasurer's report
5. Election of members of Management Committee
6. Close of AGM



Agenda

Part 2: Neighbourhood Plan Update

1. Progress on Woodford Neighbourhood Plan
2. Protocol for approval by Forum

Part 3: Local Plans Update

1. CEC Local Plan update
2. GMSF update
3. SMBC Local Plan Consultation



4

Chairman's report





5

Approval of minutes of 2016 AGM





6

Treasurer's report





Financial report for the year to 30 June 2017

	2017		2016	
	£	£	£	£
Bank				
Balance 1 July 2016		1914		1969
Printing	289		0	
Website renewal	15		0	
Flowers and sympathy cards	0		30	
Postage	<u>0</u>		<u>25</u>	
		<u>304</u>		<u>55</u>
Balance 30 June 2017		<u>1610</u>		<u>1914</u>

Financial report for the year to 30 June 2017



8

	2017		2016	
	£	£	£	£
Bank				
Balance 1 July 2016		1914		1969
Printing	289		0	
Website renewal	15		0	
Flowers and sympathy cards	0		30	
Postage	0		25	
		<u>304</u>		<u>55</u>
Balance 30 June 2017		<u>1610</u>		<u>1914</u>
Grant 2 (note 1)				
Balance 1 July 2015				5550
Grant received				0
Payments				
Consultants - study of traffic and movement			4260	
Room hire			539	
Printing and postage			526	
Unused grant repaid			225	
			<u>5550</u>	
Balance 30 June 2016				<u>0</u>
Grant 3 (note 2)				
Balance 1 July 2015				0
Grant received				1320
Payments				
Cheshire Wildlife Trust survey			690	
Room hire			240	
Printing			390	
			<u>1320</u>	
Balance 30 June 2016				<u>0</u>

Notes

1 Grant 2. The Forum received a grant, of £5550, in June 2015. This was for a study of traffic and movement, meetings, printing costs and a further exhibition. This work was completed by the end of 2015, and £225 of unused grant was repaid. RIBA kindly agreed to administer the grant on the Forum's behalf.

2 Grant 3. The Forum received a further grant, of £1320, in February 2016. This was for a wildlife study by Cheshire Wildlife Trust, meetings and printing costs. AVRO Heritage Museum kindly agreed to administer the grant on the Forum's behalf.



Election of Management Committee

9





Committee Members in 2016/17

10

1. Terry Barnes Chairman
2. Evelyn Frearson Hon Sec
3. Robin Berriman Treasurer
4. David Buszard Vice Chairman, WCC rep
5. Jude Craig WWMCC Rep
6. Ron Beatham
7. Roger Burton
8. Dorothy Chesterman
9. Bryan Leck Retired May 2017
10. Paul Rodman
11. Jane Sandover
12. Maxine Wood
13. Morag White
14. Janet De Vecchis
15. Doreen Neil
16. Zoe Jones
17. Chris Coppock
18. Paul Goodman Co-opted Expert
19. John Knight Co-opted Expert



Work groups

11

Plan group

Roger Burton, John Knight,
Jane Sandover, Evelyn Frearson,
Paul Goodman, David Buszard,
Jude Craig, Doreen Neil, Terry
Barnes

Document writing group

Evelyn Frearson, Roger Burton,
Jane Sandover, Jude Craig,
John Knight

Document design

Jude Craig

Environment survey group

Evelyn Frearson, Kris Hayward
Jane Sandover, Maxine Wood

Footpath survey group

David Buszard, Helen Buszard
Evelyn Frearson, Kris Hayward
Jude Craig , Janet DeVecchis
Geoff Law

Executive committee

Terry Barnes, Robin Berriman,
Evelyn Frearson, Jude Craig,
David Buszard



Nominations for Committee 2017/18

12

1. Terry Barnes
2. Evelyn Frearson
3. Robin Berriman
4. David Buszard
5. Roger Burton
6. Jane Sandover WCC Rep
7. Jude Craig WWMCC Rep
8. Doreen Neil
9. Dorothy Chesterman
10. Ron Beatham
11. Janet De Vecchis
12. Chris Coppock
13. Paul Rodman Corresponding
14. Morag White Corresponding
15. Maxine Wood Co-opted ex-resident
16. Paul Goodman Co-opted Expert
17. John Knight Co-opted Expert



13

Part 2 Neighbourhood Plan Update





Woodford Neighbourhood Plan

Woodford, Cheshire.





Following national guidelines

Step 1: Designating neighbourhood area and neighbourhood forum

- Neighbourhood forum submits an application to the local planning authority (LPA) to designate a neighbourhood area
- LPA publicises and consults on the area application for minimum 6 weeks (or minimum of 4 weeks where the area to which the application relates is the whole of the area of a parish council and is wholly within the area of one local planning authority)
- LPA designates a neighbourhood area within the statutory timescales
- Neighbourhood forum submits an application to be the designated neighbourhood forum for a neighbourhood area
- LPA publicises and consults on the forum application for minimum 6 weeks
- LPA takes decision on whether to designate the neighbourhood forum

All done



Progress

Step 2: Preparing a draft neighbourhood plan

- Develop proposals (advised or assisted by the local planning authority)
- Gather baseline information and evidence
- Engage and consult those living and working in the neighbourhood area and those with an interest in or affected by the proposals (eg service providers)
- Talk to land owners and the development industry
- Identify and assess options
- Determine whether a plan is likely to have significant environmental effect
- Start to prepare proposals documents



We are here



Progress

- Evidence gathered via consultation and studies
- First draft policies circulated and posted on website last autumn
- Thanks to Forum members for comments
- Thanks to SMBC for comments and meetings

- Currently underway:
 - Policy fine tuning
 - Justification and evidence for each policy
 - Preparation of draft plan document (for pre-submission consultation)



Draft plan document

Contents for pre-submission consultation

Foreword

Introduction

Consultation statement

Policy section

- Environment policies
- Employment policies
- Community policies
- Development policies

Village Action Plan

- Movement aspirations
- Integration aspirations
- Environment aspirations

Appendix: Justification, Evidence and References for Policies

- Environment evidence
- Employment evidence
- Community evidence
- Development evidence

Glossary



Draft plan document design

19



Environment - Policies

Woodford is a settlement in Green Belt with a long history, rural nature and beautiful landscapes. The land slopes gently down to the east, affording excellent, unobstructed views of the Pennines and vistas across open fields from many locations in Woodford, which are very much treasured by residents and visitors. Eighteen footpaths cross the fields in the Neighbourhood Area. The rural lanes and footpaths are used by walkers, joggers, cyclists, horse riders and carriage drivers. In this way Woodford provides an outdoor recreational facility for people, including families with children, from Woodford and the wider community. The views and vistas from the lanes and footpaths are an important part of this facility. Open spaces are a key component of the character and benefit of the Green Belt in Woodford. The built environment in Woodford comprises 22% of the Neighbourhood Area. The remaining 78% is mostly open agricultural land with a network of footpaths plus recreational open spaces. The pattern of open spaces and distinct gaps in the ribbon development along Woodford's roads and lanes contribute to the openness of the Green Belt.

Natural features are another key component of the landscape in Woodford. Farms, small holdings, lanes, hedgerows, trees, old cottages, street trees and wide grass verges are intermingled with more recent developments, business premises and roads. These features reflect the long history of a settlement at Woodford and contribute to the landscape character. Woodford is very rich in mature trees, notably oaks, many of which are at least 200 years old, with some specimens older than that, in the range 300 to 400 years old. Native hedgerows subdivide the farmland and there are numerous ponds. These natural features are an intrinsic part of the countryside and contribute to its mental and physical benefits for residents and recreational users from other parts of the borough, recognised and protected by national and local policies. (1-6)

Analysis of the Woodford residents' questionnaire revealed that an overwhelming majority of 276 respondents (83%) said that they wanted enhanced protection of the landscape and positive management of the varied local wildlife. Over 60% cited the rural environment as a reason for choosing Woodford as a place to live in the first place. From comments received it was also clear that the Green Belt and Woodford's open, rural environment are highly valued. This message was reinforced by the public exhibition in 2015. Unsympathetic development was identified as an issue that threatens the views and vistas in Woodford. In responses to the Woodford residents' questionnaire, open and green were very frequently used words. It was clear that the Green Belt and Woodford's open spaces and rural environment are highly valued. Protection of natural features, especially the large number of mature trees, and wildlife were requested in community feedback. (7-11)

Community engagement gave rise to the Environment objective:
Objective: To protect the area's Green Belt and preserve the open, rural character and protect the landscape, important views, natural features and biodiversity.

The policies which arose from this objective reflect national and local government policies on landscape and the environment and aim to provide protection for aspects specific to Woodford. (1-6)

Policies ENV1 to ENV 5 are consistent with NPPF, SMBC, policies and advice from DEFRA, Natural England and RSPB (1-6, 15-22). They are supported by voluntary and professional studies, including voluntary Environment and Landscape surveys, a professional Heritage and Character Assessment carried out by AECOM and a professional report prepared by Cheshire Wildlife Trust. (12-14)

Policies ENV6 and ENV7 aim to minimise air and light pollution in Woodford. They are in line with residents' wishes to retain the rural character and protect wildlife and with national and local policies (1-3, 7-11 and 17-19)

Full details of justification, evidence and references are provided in Appendix: Policy Justification Evidence and References.





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ENV3: Protecting natural features which are a key component of the landscape (1-4, 7-11, 12-13, 21)

- a) Proposals that protect and enhance natural features, which are a key component of the landscape, shall be permitted, provided that they do not impair views and vistas listed in the table and shown on the map below, and provided that they comply with all other relevant policies in this neighbourhood plan.
- b) Proposals that would be detrimental to natural features that are a key component of the landscape shall be refused. (see table and map below)



Natural Features which are a key component of the Woodford Landscape	
	Trees in public places and bordering roads, in pavements and in grass verges along
1	Chester Road, Wilmslow Road Bridle Road, Church Lane, Blossoms Lane, Moor Lane, and Hall Moss Lane
2	Trees and woodland with Tree Preservation Orders
3	Mature trees in farmland (therefore owned by landowner)
4	Mature trees in domestic gardens (therefore owned by landowner)
5	Grass verges with daffodils and wildflowers, such as bluebells
6	Native hedgerows



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21



Village Action Plan

The Village Plan

Community Feedback

When asked what the Neighbourhood Plan should encourage, the Questionnaire responses revealed that four of the top five most important issues related to movement around and in and out of Woodford. 'Public footpaths' heads the list with 'Road Safety' a close second. 'Public Transport' features in third place with 'Cycle Paths' in fifth. (Ref: 1)

The short questionnaire which accompanied the Exhibition in June 2015 also demonstrated an overwhelming response in favour of changes which can improve the footpaths and linkages, restricting traffic and traffic speeds and providing improved public transport in terms of frequency and connections. Many wanted to see measures to improve road safety. (Ref: 2)

The following objective arose from this consultation:

To create safer roads, streets and lanes and increase public access to countryside by foot, cycle and bridleway and to encourage sustainable transport

Movement Aspiration 1: Walking provision

The Community will work with SMBC, Redrow Homes, Cheshire East and developers (who will be expected to contribute financially to effect this provision) to create a safe and secure network of walking routes around and within Woodford and improve links with surrounding areas.

This will provide direct links between homes and health, education, employment, retail and other important amenities, and aesthetic walking routes, away from main roads, typically with greenery, and providing access to informal recreation opportunities. This network includes existing footways associated with roads and a number of existing public rights of way [PRoW] across the Neighbourhood Area.

Movement Aspiration 2: Cycling Provision

The Community will work with SMBC, Redrow Homes, Cheshire East and other developers (who will be expected to contribute financially to effect this provision) to create a safe and secure cycling network.

The network will provide direct cycling routes with links to surrounding areas and also routes on quieter roads and off-road links which are required not only for recreational cycling, but also utility trips for less confident cyclists. Where appropriate, cycle parking facilities will be encouraged.





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22



Movement Aspiration 3: Quiet Lanes

The Community will seek to gain "Quiet Lane" designation for Church Lane, Blossoms Lane, Old Hall Lane and Bridle Road, engaging with the Local Highways Authority [LHA].

Movement Aspiration 4: Public Transport Provision

The Community will work with SMBC, Redrow Homes, the LHA, Transport for Greater Manchester [TfGM], Cheshire East and others to achieve better quality and more regular bus services for Woodford with a greater range of destinations.

Movement Aspiration 5: Traffic Calming

The Community will work with SMBC, the LHA, TfGM, Redrow Homes, Cheshire East and others to produce a programme of schemes designed to improve safety for all road users, and to encourage increased levels of walking and cycling. This will include speed reduction schemes where appropriate. Some suggestions for potential specific road and traffic improvements

Supporting references for Movement Section	
1	Traffic calming in Moor Lane.
2	Traffic calming in Church Lane – associated with Quiet Lane status.
3	Traffic calming in Blossoms Lane – associated with Quiet Lane status.
4	Improvements to existing pedestrian crossing points on Woodford Road incorporating tactile paving.
5	Improved pedestrian crossing facilities in Chester Road (between Moor Lane and Church Lane) including additional pedestrian refuges, particularly related to bus stopping points.
6	Junction improvements at Chester Road/Woodford Road roundabout including enhanced pedestrian crossing points.
7	Junction improvements at Chester Road/Church Lane (bus turn-round) possibly forming a roundabout to provide traffic calming and a 'gateway' to the village.
8	Village 'entrance feature' at village boundaries on Wilmslow Road, Chester Road, Woodford Road and Hall Moss Lane.
9	Speed limit reduction on Chester Road from 40 mph to 30 mph from Deanwater Hotel to Moor Lane, potentially associated with the introduction of central refuges (as 5) and cycle lanes (as 10)
10	Introduction of cycle lanes to Chester Road between Old Hall lane and Moor Lane.
11	Where possible extend the existing road restrictions on heavy vehicles





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23

Appendix: Justification, Evidence and references for Policies



Woodford Neighbourhood Plan

Pre - Submission Document enter date here





Draft plan document design

24



Environment - Justification and Evidence

Woodford is a settlement washed over by Green Belt. Therefore, planning policies for Woodford must comply with the Green Belt policies in the NPPF, which includes policies which protect the landscape. In addition, the SMBC Core Strategy and UDP, include policies that protect the landscape and environment.

The Woodford Neighbourhood Plan aims to support these national and regional policies and give them relevance to Woodford by reference to specific sites and features.

The Environment section objective is:

Protect the area's Green Belt and preserve the open and rural character. Protect the landscape and important views.

ENV1: Protecting views and vistas (1-13)

New development shall be permitted, provided that it does not affect the openness of the Green Belt and that it respects and enhances the local landscape quality, ensuring that important local views and vistas into, out of and across the Neighbourhood Area and the rural skylines are maintained, and provided that it complies with all other relevant policies in this neighbourhood plan.

Any development that would reduce the openness of the Green Belt or obscure local views and vistas into, out of and across the Neighbourhood Area and the rural skylines shall be refused.

See map and table of Views and Vistas within and from the Neighbourhood Area in the Policy Section xxx.

Justification and Evidence

Woodford is a settlement with a deep history, rural nature and beautiful landscapes. The land slopes gently down to the east, affording excellent, unobstructed views of the Pennines and vistas across open fields from many locations in Woodford, which are very much treasured by residents and visitors. Eighteen footpaths cross the fields in the Neighbourhood Area. The rural lanes and footpaths are used by walkers, joggers, cyclists, horse riders and carriage drivers. In this way it provides an outdoor recreational facility for people, including families with children, from Woodford and the wider community. The views and vistas from the lanes and footpaths are a key part of this facility.

The Woodford Neighbourhood Plan seeks to protect these views and vistas for the benefit of the local and wider community, in accordance with NPPF and SMBC policies. The justification and evidence for policy ENV1 is as follows:

1. Conservation of the intrinsic character and beauty of the countryside is a main planning objective of the NPPF. Policy ENV1 complies with **NPPF paras 81 and 101**, which seek to positively enhance the beneficial use of the Green Belt, retain and enhance landscapes and visual amenity, contribute to and enhance the natural and local environment by protecting and enhancing valued landscapes. (1)
2. Policy ENV1 complies with SMBC Core Strategy which seeks to preserve, recognise and enhance the intrinsic values of the borough's countryside and natural landscape areas. **SMBC Core Strategy para 3.307** requires development to have regard to the natural environment, views and vistas, while **para 3.28** seeks to work with local communities, to protect, develop and enhance an integrated network of green infrastructure that will improve health and well-being. (2)
3. Policy ENV1 complies with **SMBC Saved UDP Policy LC1.1** in seeking to control development in the countryside, which will not be permitted unless it protects or enhances the quality and character of the rural areas. It complies with **para 2.8**, which includes Woodford as a named Landscape Character Area. (3)
4. Policy ENV1 is consistent with the **DEFRA white paper, The Natural Choice**. The aims include main-streaming the value of nature across our society by facilitating greater local action to protect and improve nature. (4)
5. ENV1 is consistent with the mounting evidence for the physical and mental benefits of exercise in the countryside. **Natural England Notes EIN020, and EIN018**. (5, 6)
6. Policy ENV1 is supported by the evidence from community feedback outlined in **Kirkwells Reports and WNF01-03**. Analysis of the Woodford residents' questionnaire revealed that an overwhelming majority of 276 respondents (83%) said that they wanted enhanced protection of the landscape and positive management of the varied local wildlife. Over 60% cited the rural environment as a reason for choosing Woodford as a place to live in the first place. From comments received it was also clear that the Green Belt and Woodford's open, rural environment are highly valued. This message was reinforced by the public exhibition in 2015. Unsympathetic development was identified as an issue that threatens the views and vistas in Woodford. Community engagement gave rise to the environment objective and policies. **Draft policies were made available on the WNF website for a consultation period during the autumn of 2016 and no objections to this policy were received. (7-11)** Policy ENV1 is supported by the evidence presented in volunteer **Landscape and Environment Studies** reported in **WNF04**, which records the key views and vistas in Woodford. (12)
7. Policy ENV 1 is supported by a professional **Heritage and Character Assessment** carried out by AECOM which notes that the open views of the surrounding rural landscape and South Pennines, from within the settlement and public rights of way, are features which are sensitive to change. (13)



Next steps

Approval of the pre-submission document by the Forum

- The draft Plan will be circulated to Forum members.
- Forum members will be asked to vote on approval to proceed using a form.
- If more than 50% of those who vote are in favour, then we can proceed.
- The Plan will be signed off by the Executive Committee and submitted for Pre-submission Consultation.
- If 50% or more of those who vote are not in favour, then we must analyse the objections.
- If any element of the plan is objected to by more than 50% of those who vote, then that element shall be amended or deleted.
- If any element is requested for addition by more than 50% of those who vote, then that element will be added.
- The amended draft plan will be circulated to the Forum members again and the process repeated until 50% or more of Forum members are in favour.



Next steps

Neighbourhood plan approval form

Please tick the appropriate box and write any comments in the box provided

	Approve	Object	Comments
ENV1			
ENV2			
ENV3			
ENV4			
ENV5			
ENV6			

Similar table for all the policies and aspirations.

Space for any other comments relating to Woodford Neighbourhood Plan.



Next steps

Step 3: Pre-submission publicity and consultation

- Publicise the draft plan and invite representations
- Consult the consultation bodies as appropriate
- Send a copy of the draft plan to the local planning authority
- Where European Obligations apply, comply with relevant publicity and consultation requirements
- Consider consultation responses and amend plan, if appropriate
- Prepare consultation statement and other proposal documents



Next steps

Approval of the submission document by the Forum

- The submission Plan will be circulated to Forum members.
- Forum members will be asked to vote on approval to proceed using a form
- If more than 50% of those who vote are in favour, then we can proceed
- The Plan will be signed off by the Executive Committee and submitted for Pre-submission Consultation.
- If 50% or more of those who vote are not in favour, then we must analyse the objections
- If any element of the plan is objected to by more than 50% of those who vote, then that element shall be amended or deleted
- If any element is requested for addition by more than 50% of those who vote, then that element will be added
- The amended draft plan will be circulated to the Forum members again and the process repeated until 50% or more of Forum members are in favour.



Next steps

Step 4: Submission of a neighbourhood plan proposal to the local planning authority

- Forum submits the plan proposal to the local planning authority
- Local planning authority checks that submitted proposal complies with all relevant legislation ← **SMBC take over here**
- If the local planning authority finds that the plan meets the legal requirements it:
 - publicises the proposal for minimum 6 weeks and invites representations
 - notifies consultation bodies referred to in the consultation statement
 - appoints an independent examiner (with the agreement of the qualifying body)



Next steps

Step 5: Independent Examination

- Local planning authority sends plan proposal and representation to the independent examiner
- Independent examiner undertakes examination
- Independent examiner issues a report to the local planning authority and qualifying body
- Local planning authority publishes report
- Local planning authority considers report and reaches own view (save in respect of community right to build orders where the report is binding)
- Local planning authority takes the decision on whether to send the plan to referendum



Next steps

Steps 6 and 7: Referendum and Making the neighbourhood plan (bringing it into force)

- Relevant council publishes information statement
- Relevant council publishes notice of referendum/s
- Polling takes place (in a business area an additional referendum is held)
- Results declared
- Subject to results local planning authority considers plan in relation to EU obligations and Convention rights
- If the plan is compatible with EU obligations and does not breach Convention rights – local planning authority makes the plan



Part 3: Local Plans





CEC Local Plan

- Approved by the Inspector in June 2017
- Formally adopted on 27 July 2017
- Provision for at least 36,000 new homes , including sites in Green Belt
- 650 in Poynton
- 1,650 in North Cheshire Garden Village at Handforth
- Planning applications being submitted, including Macclesfield and Poynton
- Objections to some PAs being drawn up
- Application for a judicial review from Muller Property



GMSF

- Over 26,000 comments received on first draft
- Radical revision proposed
- Manchester Mayor, Andy Burnham, appointed Salford Mayor, Paul Dennett, to oversee the rewrite
- Publication of analysis of comments expected September 2017
- Publication of revised draft expected June 2018
- Government expected to produce revised guidelines for predicting housing needs later this year



SGMGB

- Save Greater Manchester's Green Belt group formed as a result of resident's outrage at GMSF proposals to decommission large tracts of Green Belt
- 40 member groups from around GM, including Woodford
- Fully constituted organisation, regular meetings
- Aim is to keep up the pressure to protect the Green Belt and green spaces
- Main focus is on elected representatives around GM



SGMGB

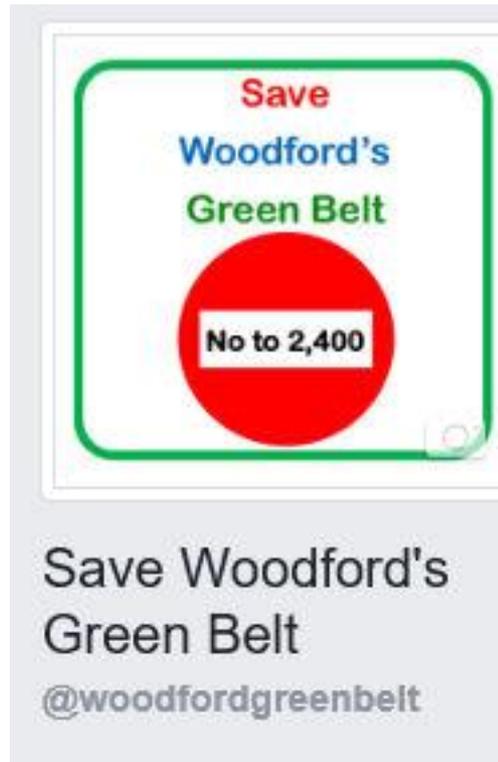
- Save Woodford's Greenbelt up on the cover photo!
- Woodford is in Stockport bordering Cheshire. Woodford group hosted a SGMGB meeting recently and has worked tremendously hard on formulating their neighbourhood plan which will give residents the power to help shape their area.
- Well done Woodford!





Saving the Green Belt

Save Woodford's Green Belt Facebook page aims to share information





Stockport Local Plan

Stockport Local Plan

Issues Paper

28th July 2017



STOCKPORT
METROPOLITAN BOROUGH COUNCIL

www.stockport.gov.uk/localplan