

## Comments

### Main Modifications to the Local Plan (18/02/19 to 01/04/19)

<b>Comment by</b>	Glavenhill Ltd (Ms Hannah Smith - 1205218)
<b>Comment ID</b>	80
<b>Response Date</b>	27/03/19 17:04
<b>Consultation Point</b>	Dereham Housing Allocation 5 ( <a href="#">View</a> )
<b>Status</b>	Processed
<b>Submission Type</b>	Web
<b>Version</b>	0.1

**To which proposed Main Modification does your representation relate? Please state the relevant reference number that you are commenting on from the Schedule of Proposed Main Modifications e.g. MM1**

MM43  
Dereham Housing Allocation 5  
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**Do you consider the proposed modification is:** . Legally compliant?  
(please mark the appropriate box) . Sound?

**If you consider the proposed Main Modification to be UNSOUND, please identify which test of soundness your representation relates to?**

**Please give us details as to why you think the Local Plan with proposed modifications is NOT legally compliant or sound?**

Glavenhill Limited support Main Modifications MM43 (and MM42) as they relate to Dereham Housing Allocation 5. Members of Breckland Planning Committee have resolved to grant outline planning permission (LPA reference: PL/2015/1490/O) for the residential development of Land off Shipdham Road, Dereham for a minimum of 291 dwellings, link roads, open space and recreational space, the demolition of an existing railway bridge at Westfield Lane and the construction of a replacement two-way railway bridge. The proposed Main Modifications to the Examination Local Plan support the delivery of the resolved scheme and as such, Glavenhill Limited offer their support to the modified Plan as follows:- The capacity issues associated with the Dereham Waste Water Treatment Works are appropriately acknowledged within proposed paragraph 3.142. It is both justified and effective for the impact of any development to be appropriately dealt with at the application stage through the provision of a Utility Statement.- It is both justified and effective for any application for planning permission at the site (and any applications relating to other allocated sites to the south of Dereham) to have regard to new emerging transport evidence in addition to the existing Town Centre Study. Any impacts of development at the site on the highway network, including the provision of any new road infrastructure

should be assessed and justified within a Transport Assessment.- The request for any residential development of the site to provide open space in accordance with the requirements of Policy ENV 04 is considered positively prepared and an improvement upon the more specific, numerical requirement set out within the Examination Local Plan.- The amendments to criterion 8 and the supporting text at paragraph 3.138 and 3.142 are considered both justified and positively prepared by allowing for the impacts of development to be assessed, justified and / or mitigated on a case by case basis.

**Please set out what changes you consider necessary to make the proposed main modifications to the Local Plan legally compliant or sound.**

N/A

**How would you like to be notified?**

By email to my email address