



Dacorum's New Local Plan: Issues and Options Consultation

Comments Form



Please return to Dacorum Borough Council, by midnight on Wednesday 13th December 2017. Comments received after this time will not be considered.

By online consultation portal: If you have internet access, it is recommended that you make your representations online at:

<https://dacorum-consult.objective.co.uk/portal/planning/lp/io/io>

Alternatively you can respond by:

e-mail to: strategic.planning@dacorum.gov.uk

post to: Dacorum Borough Council, The Forum, Marlowes, Hemel Hempstead, Hertfordshire. HP1 1DN

If you have any queries, please contact the Strategic Planning Team on 01442 228660.

This questionnaire needs to be read in conjunction with the relevant sections of the Local Plan Issues and Options consultation document.

You do not need to answer every question: just those that are relevant to you or that you have a view on.

Personal Details

Please note that * denotes mandatory fields

Individuals Personal Details		Agent's Details (if applicable)	
Title	<input type="text"/>		<input type="text"/>
Name*	<input type="text"/>		<input type="text"/>
Organisation	<input type="text"/>		<input type="text"/>
Address *	<input type="text"/>		<input type="text"/>
Post Code *	<input type="text"/>		<input type="text"/>
Telephone No.	<input type="text"/>		<input type="text"/>
E-mail	<input type="text"/>		<input type="text"/>

(This is the Council's preferred method of contact)

Please note: Your comments and personal details will be available for public inspection (apart from telephone numbers, email addresses and signatures) and therefore cannot be treated as confidential. **Your name and address must be completed for your comments(s) to be considered.**

Your comment(s) Please use a separate sheet for each question you wish to answer

Which question are you responding to? (see list of questions below)

Question number	
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For all questions other than question 16

Is your answer to the question 'Yes' or 'No'? Please tick (✓)

Yes		No	
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For question 16

Is your answer to the question '(a)', '(b)', '(c)' or '(d)'?

(a)		(b)		(c)		(d)	
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Comments

(Please continue of another sheet of paper if required)

Issues and Options Questions:

These are the questions that we would like your feedback on.

Background

Question 1

Do you agree with the conclusions reached in the Sustainability Appraisal Working Note that accompanies this Issues and Options document?

Yes / No

If no, please explain why and what you think needs to be amended.

Question 2

Have we reflected all cross boundary issues, or issues of particular importance to you or your organisation?

Yes / No

If no, please explain what we have missed how they should be addressed in the plan.

Question 3

Have we taken account of all relevant studies and reports as part of our Issues and Options work?

Yes / No

If no, please explain what the gaps in our evidence are and how they should be addressed.

A vision for the new Local Plan

Question 4

Do you agree with the suggested vision for the Borough?

Yes / No

If no, please explain what changes you would like to see and why.

Question 5

Does our current Core Strategy reflect the specific local aspirations and/or qualities that you feel should continue to be reflected in the visions for Hemel Hempstead, Berkhamsted, Tring, Markyate, Kings Langley, Bovington, or the wider countryside?

Yes / No

If no, please explain what changes you would like to see and why.

Question 6

Do you agree with the suggested objectives for the new Local Plan?

Yes / No

If no, please explain the changes you would like to see and why.

Question 7

Do you agree with the proposed policy coverage of the Local Plan?

Yes/ No

If no, please set out what issues, topics or policies you think need to be included.

Issues facing Dacorum when planning for growth

The role of our towns, villages and countryside

Question 8

Do you agree with the proposed broad approach to distributing new development?

Yes/ No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 9

Do you agree with the proposed approach to Green Belt and Major Developed Sites summarised above?

Yes/ No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 10

Do you agree with the proposed approach to the Rural Area summarised above?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 11

Do you agree with the proposed approach to selecting sites?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 12

Do you think that we have covered the key issues relating to roads, transport and accessibility that should be addressed in the new Local Plan?

Yes / No

If no, please explain what changes you would like to see and why. Where possible support your answer with reference to any evidence.

Question 13

Do you agree with the approach proposed to ensuring good quality design within Dacorum?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 14

Do you agree with the list of suggested policies for the new Local Plan, set out in Appendix a)?

Yes / No

If no, please explain what we have missed and why it should be included.

Homes

Question 15

Do you agree with the definition of the Housing Market Area, as shown in the South West Hertfordshire Strategic Housing Market Assessment?

Yes / No

If no, please explain what changes you would like to see and why. Where possible support your answer with reference to any evidence.

Question 16

Which figure of housing need do you think is the most reasonable to use as the starting point when setting our housing target?

- (a) The Government's draft figure of 602 homes a year;**
- (b) The figure of 756 homes a year;**
- (c) The figure of 1,000 to 1,100 homes a year from the Government's draft standard formula; or**
- (d) Another figure (*please specify*)**

Please explain your answer with reference to any evidence.

Question 17

Do you agree with the proposed approach to affordable housing?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 18

Do you agree with the proposed approach to planning for specific types of housing?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 19

Do you agree with the proposed suggested approach to the timing of site delivery?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Our economy

Question 20

Do you agree with the definition of the Functional Economic Market Area in the South West Hertfordshire Economic Study?

Yes/No

If no, please explain what changes you would like to see and why. Where possible support your answer with reference to any evidence.

Question 21

Do you agree with the proposed approach to meeting future jobs growth?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 22

Do you agree with the proposed approach to choosing sites to accommodate future jobs growth?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 23

Do you agree with proposed approach to meeting future retail needs?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 24

Do you agree the proposed approach to encouraging tourism?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Our environment

Question 25

Do you support the proposed approach to the natural environment?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 26

Do you support the proposed approach to the historic environment?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 27

Do you support the proposed approach to protecting natural resources, preventing pollution and controlling flood risk?

Yes / No

If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.

Question 28

Do you think we have addressed the key issues relating to how we can help reduce the impacts of climate change through our planning policies?

Yes / No

If no, please explain what other options we should consider and where possible please support your answer with reference to evidence where available.

Infrastructure

Question 29

Do you agree that we have covered all relevant issues relating to physical infrastructure?

Yes / No

If no, please explain what changes you would like to see and why. Where possible support your answer with reference to any evidence.

Question 30

Do you think that we have covered all relevant issues relating to social infrastructure?

Yes / No

If no, please explain what changes you would like to see and why. Where possible support your answer with reference to any evidence.

Question 31

Do you think that we have covered all issues relating to green infrastructure?

Yes / No

If no, please explain what changes you would like to see and why. Where possible support your answer with reference to any evidence.

Question 32

Has the Council identified all appropriate mechanisms through which it can help support the delivery of new infrastructure?

Yes / No

If no, please explain what additional mechanisms you would like to see and why. Where possible support your answer with reference to any evidence.

How this future growth could be accommodated

Question 33

Do you agree that the three growth levels proposed are the most reasonable to consider?

Yes / No

If no, please explain your reasons, with reference to evidence where available.

Question 34

Do you agree with the rejection of the following growth levels:

- a) Continuing the current housing target (430 homes / year);
- b) 'Urban Capacity' option (476 homes year); and
- c) Significantly above the upper Government figure (1,100+ homes / year).

Yes / No

If no, please explain your reasons, with reference to evidence where available.

Question 35

Has the Council considered all reasonable alternative levels of growth?

Yes / No

If no, please explain your reasons, with reference to evidence where available.

Question 36

Do you support the proposed locational principles?

Yes / No

If no, please explain your reasons, with reference to evidence where available.

Question 37

Do you agree with the rejection of the following growth distributions:

- a) New settlement (town or village);
- b) Rural growth;
- c) Export growth to another Council area;
- d) Use greenfield land before brownfield land; and
- e) Significant expansion of a large village(s)

Yes / No

If no, please explain your reasons, with reference to evidence where available.

Question 38

Has the Council considered all reasonable alternatives for distributing growth?

Yes / No

If no, please explain your reasons, and set out what other alternatives we should consider, with reference to evidence where available.

Question 39

Is Option 1A your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 40

Is Option 1B your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 41

Is Option 1C your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 42

Is Option 2A your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 43

Is Option 2B your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 44

Is Option 2C your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 45

Is Option 3 your preferred option for delivering the growth needs of the Borough?

Yes / No

Please explain your reasons, with reference to evidence where available.

Question 46

Do you have any feedback on any of the sites contained in the draft Schedule of Site Appraisals or the Sustainability Appraisal working note which accompanies it?

Yes / No

If yes, please make it clear to which sites(s) your comments relate and refer to evidence where available.