Shropshire Council: Shropshire Local Plan

Representation Form

Please complete a separate Part B Representation Form (this part) for each representation that you would like to make. One Part A Representation Form must be enclosed with your Part B Representation Form(s).

We have also published a separate Guidance Note to explain the terms used and to assist in making effective representations.

Part B: Representation

Name and Organisation:	Gaye Wren

Q1. To which document does this representation relate?

- [x] Regulation 19: Pre-Submission Draft of the Shropshire Local Plan
- [ ] Sustainability Appraisal of the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan
- [ ] Habitats Regulations Assessment of the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan

(Please tick one box)

Q2. To which part of the document does this representation relate?

Paragraph:		Policy:	SP12 S3	Site:	BRD030	Policies Map:	

Q3. Do you consider the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan is:

	Yes:	No:
A. Legally compliant	☐	☐
B. Sound	☐	☑
C. Compliant with the Duty to Co-operate	☐	☐

(Please tick as appropriate).

Q4. Please give details of why you consider the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan is not legally compliant or is unsound or fails to comply with the duty to co-operate. Please be as precise as possible.

If you wish to support the legal compliance or soundness of the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan or its compliance with the duty to co-operate, please also use this box to set out your comments.

Employment Land:
The Local Plan confirms that, as agreed in the SAMDev Plan 2015, 6.6 ha (the equivalent of just over 12 full sized football pitches) of land south of the A458 has been approved for the re-location of the Livestock Market together with its existing or alternative ancillary uses. In addition, a further 6.7 ha adjoining the area reserved for the Livestock Market has been approved for a business park for Class B uses (ie for offices, research and development, industrial processes and warehousing for storage or distribution).

In addition, the TGV site will include a further 16 ha of employment land also for Class B uses.

In total 29 ha of employment land (the equivalent of just over 54 full sized football pitches) has been allocated to the Tasley area south of the A458, all of which is outside the Bridgnorth Development Boundary and is significantly larger than the current Stanmore Business Park which covers just over 17 ha in area.

As well as setting out the above for employment land the Local Plan has identified a further 11 ha of Green Belt land to allow for the extension of the current Stanmore Business Park size.

Altogether the Local Plan has earmarked a total of 40 ha for employment land in the Bridgnorth area.

(Please continue on a separate sheet if necessary)

Q5. Please set out the modification(s) you consider necessary to make the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan legally compliant and sound, in respect of any legal compliance or soundness matters you have identified at Q4 above.

Please note that non-compliance with the duty to co-operate is incapable of modification at examination. You will need to say why each modification will make the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan legally compliant or sound. It will be helpful if you are able to put forward your suggested revised wording of any policy or text. Please be as precise as possible.

1. Shropshire Council should provide the following for discussion:
What areas / units are already available for occupation but vacant and how long they have been vacant?
Evidence that the predicted levels of employment growth are achievable particularly in the light of Covid 19.
Evidence that there is a requirement for a further 27 ha of employment land in addition to that agreed in the SAMDev Plan 2015.
2. If the predicted levels of employment growth are not achieved, how will the land and/or empty buildings be used?

(Please continue on a separate sheet if necessary)

Please note: In your representation you should provide succinctly all the evidence and supporting information necessary to support your representation and your suggested modification(s). You should not assume that you will have a further opportunity to make submissions.

After this stage, further submissions may only be made if invited by the Inspector, based on the matters and issues he or she identifies for examination.

Q6. If your representation is seeking a modification to the Regulation 19: Pre-Submission Draft of the Shropshire Local Plan, do you consider it necessary to participate in examination hearing session(s)?

Please note that while this will provide an initial indication of your wish to participate in hearing session(s), you may be asked at a later point to confirm your request to participate.

- [x] No, I do not wish to participate in hearing session(s)
- [ ] Yes, I wish to participate in hearing session(s)

(Please tick one box)

Q7. If you wish to participate in the hearing session(s), please outline why you consider this to be necessary:

(Please continue on a separate sheet if necessary)

Please note: The Inspector will determine the most appropriate procedure to adopt to hear those who have indicated that they wish to participate in hearing session(s). You may be asked to confirm your wish to participate when the Inspector has identified the matters and issues for examination.

Signature: G J Wren

Date: 22/02/2021

Office Use Only	Part A Reference:
	Part B Reference: