

Freshwater Neighbourhood Plan Examination
Request for further information and questions from the Examiner to the Parish Council and IWC

Having completed my initial review of the Neighbourhood Plan (the Plan) and the evidence submitted in support of it, I would be grateful if both Councils could kindly assist me as appropriate in answering the following questions which either relate to matters of fact or are areas in which I seek clarification or request further information.

1. Please would IWC confirm the date the Plan area was designated.
2. Policy FNP 2 refers to primary frontages. A number of queries arise.
 - a. The Island Plan defines two areas of relevance; town centres and primary retail frontages. I have already and separately requested and a plan has kindly been provided to me which shows the primary frontages in the Plan and is labelled "Primary Village Retail Area". I am not clear what the intention of the Plan is; is it to define a new Town Centre, a new primary retail frontage or a different area policy to that in the Island Plan?
 - b. In places the Plan refers to (and the map provided does too) retail frontages or areas. Is this what was intended? Policy FNP 2 does not protect retail uses but supports a wide range of uses.
 - c. Although IWC confirms that Island Plan Policy DM9 is not a strategic policy, depending on the answer given above, please would IWC advise whether Policy FNP 2 would be regarded as being in general conformity with DM9 or at odds with it and if so how this then might impact the strategy of the Island Plan.
3. Would it be useful to provide a definition of "small scale" as referred to in Policy FNP 3 as suggested by IWC and if so, please provide me with a suitable definition.
4. Policy FNP 5 refers to areas within a ten minute drive of Freshwater Bay, Colwell Bay and Fort Victoria. I consider that this may be too imprecise; would it be useful to identify/define the area(s) on a map? If so, please provide me with such a map(s). Alternatively there may be other ways of adding more clarity to the policy? I would find any suggestions helpful. I note that objective FNP 5 only refers to the three identified areas and not the areas surrounding the three named locations.
5. Two queries arise on Policy FNP 6.
 - a. It refers to a Village Design Statement. Please provide me with a link to or an electronic or other copy of this document.
 - b. Are the views referred to in Policy FNP 6 the same as those identified in the document entitled "Most Valued Views"? If not please explain the background evidence for the views referred to in the policy and the policy's relationship with the "Most Valued Views" document.

6. The first paragraph (context) on page 14 of the Plan refers to a map on page 10 of the Plan. However, there is no map on page 10; should this be page 4?
7. There does not appear to be any tenth objective? This appears a little odd presentationally. Is there a solution to this?
8. In relation to Policy FNP 10, the justification for the policy refers to “designated land or associated with the AONB” towards the bottom of page 14. Please explain what the designated land refers to or means.
9. The representation from IWC suggests that objective FNP 12 should refer to “wildlife designations” instead of “land designation”. Does the PC agree?
10. Policy FNP 13 seeks to designate the Fort Victoria Country Park as a Local green Space. Although a map has been provided on page 20 of the Plan, it would be helpful if a new map showing the full extent of this area could please be provided.
11. In relation to Policy FNP 15, please confirm if the areas subject to the proposed Local Green Space designation for Fort Victoria and Golden Hill Country Park are the same.

It may be the case that on receipt of your anticipated assistance on these matters that I may need to ask for further clarification or that further queries will occur as the examination progresses. Please note that this list of questions and request for information is a public document and the answers and any associated documents will also be in the public domain. Both my questions and the responses should be placed on the Councils’ websites as appropriate.

With many thanks.

Ann Skippers
19 June 2017

via email

Wendy Perera, Head of Place

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IWC Ref FreNDP Questions 091117
Your Ref

Contact Dawn Smith
Date 9 November 2017

Dear Ms Skippers,

Isle of Wight Council response to questions raised by the examiner

Following your letter dated 19 June with attached questions, please find the Isle of Wight Council's response to the points raised for clarification by the council below:

Question

1. Please would IWC Confirm the date the Plan area was designated

Response

The Plan was designated on 30 August 2012. The plan was then advertised on 7 September 2012 and this is the date referred to on the council [website](#).

Question

2. Policy FNP 2 refers to primary frontages. A number of queries arise.
 - c. Although IWC confirms that Island Plan Policy DM9 is not a strategic policy, depending on the answer given above, please would IWC advise whether Policy FNP 2 would be regarded as being in general conformity with DM9 or at odds with it and if so how this then might impact the strategy of the Island Plan.

Response

Following the proposed changes to the map and policy wording the Isle of Wight Council consider FNP2 to be in general conformity with Policy DM9 of the Island Plan Core Strategy.

Please find attached to this letter Freshwater Parish Council's response to the points requesting further information from the parish council.

I would be grateful if you could advise me of the likely timescales involved in the examination process, and please do not hesitate to contact me if you have a query, or further information is required.

Yours sincerely,

Dawn

Dawn Smith
Senior Policy Officer, Planning Services