

PLAN FOR STAFFORD BOROUGH

PUBLICITY & CONSULTATION **INFORMATION**

February & March 2009 –

Delivering the Plan for Stafford Borough:
Issues & Options

THE UNIVERSITY OF CHICAGO

PHILOSOPHY DEPARTMENT

PHILOSOPHY 101

LECTURE NOTES

BY [Name]

DATE

Contact Alex Yendole
Direct Dial 01785 619000
Fax 01785 619473
E-Mail forwardplanning@staffordbc.gov.uk
Our Ref RAY/FP/ 766.0
Your Ref
Date 3 February 2009

Dear

**STAFFORD BOROUGH LOCAL DEVELOPMENT FRAMEWORK
DELIVERING THE PLAN FOR STAFFORD BOROUGH – ISSUES & OPTIONS**

The purpose of this letter is to invite responses to the following documents currently out for consultation during February and March 2009 concerning the future development strategy for Stafford Borough over the next 20 years:

- Delivering the Plan for Stafford Borough – Issues & Options
- Sustainability Appraisal Commentary – Volume 2

Delivering the Plan for Stafford Borough – Issues & Options sets out location options for future development, along with policy areas and the issues that face the Borough.

If you wish to comment please register and submit your response with our e-consultation system at <http://staffordbc-consult.limehouse.co.uk/portal>, or contact the Forward Planning section. Please ensure receipt to the Borough Council before **12 noon on Friday 3 April 2009**.

To help make sure as many people as possible have a chance to hear about this important consultation exercise, Council officers will be available to hear your views and discuss the document at the following locations:

- Wednesday 25th February **Christchurch Church Centre, Stone** 2p.m-8p.m.
- Thursday 26th February **Great Haywood Memorial Hall**, 2p.m - 8p.m.
- Friday 27th February **Castlechurch Church Hall**, Stafford, 2p.m-8p.m.
- Tuesday 3rd March **Holy Trinity Church Hall**, Baswich, Stafford, 2p.m - 8p.m.
- Wednesday 4th March **Barlaston Village Hall**, 2p.m - 8p.m.
- Thursday 5th March **Eccleshall Community Centre**, 2p.m - 8p.m.
- Tuesday 10th March **Hixon Village Hall**, 2p.m - 8p.m.
- Wednesday 11th March **Stafford Community Shop, Guildhall Shopping Centre**, 10a.m - 4p.m.
- Thursday 12th March **Walton Community Centre**, Stone, 2p.m - 8p.m.
- Friday 13th March **Grosvenor Centre**, Gnosall, 2p.m - 8p.m.

- Monday 16th **Stafford Community Shop, Guildhall Shopping Centre, 1p.m - 6p.m.**
- Tuesday 17th March **St Bertelins Church Hall, Holmcroft, Stafford 10a.m - 6p.m.**

Further information and evidence based technical studies, is available on the Council's website at www.staffordbc.gov.uk/options and www.staffordbc.gov.uk/forwardplanning.

Responses to 'Delivering the Plan for Stafford Borough – issues & options' will be made available on-line and reported back to Council Members in July 2009. The Council will then prepare its preferred approach for publication in the Autumn 2009.

If you have any queries about this letter please do not hesitate to contact me on the above telephone number.

Yours sincerely



Alex Yendole
Forward Planning Section

PARISH COUNCIL CONTACTS
RELEVANT STAFFORD BOROUGH MEMBERS
RELEVANT STAFFORDSHIRE COUNTY COUNCIL
MEMBER REPRESENTATIVE

Contact Alex Yendole
Direct Dial 01785 619536
Fax 01785 619473
E-Mail ayendole@staffordbc.gov.uk
Our Ref RAY/FP/ 766.0
Your Ref
Date 20 January 2009

Dear

**Stafford Borough Local Development Framework
Delivering the Plan for Stafford Borough**

As you may be aware Stafford Borough Council has recently agreed an important consultation document for discussion on the future plans for the area called 'Delivering the Plan for Stafford Borough – issues & options'.

Stafford Borough Council has arranged for Parish Council briefing sessions to take place on **Tuesday 3rd February 2009** at 2.00 p.m. and 6.30 p.m. at Stone Station, Station Approach, Stone and **Monday 9th February 2009** at 10.00 a.m., 2.00 p.m. and 6.30 p.m. in the Craddock Room, Stafford Borough's Civic Suite, Riverside, Stafford.

The purpose of the briefing sessions are to enable Parish Council representatives to receive a briefing presentation, view proposed strategic locations and seek further clarification from Forward Planning officers. Provision has been made for the Parish Clerk and two members of each Parish Council to attend briefing sessions.

Stafford Borough Council is keen to make progress on preparing the new Development Plan for the area and these briefings will be a key part of the process as alternative strategic locations around settlements are considered and discussed. Further information about the Local Development Framework is available on the Borough Council's website at www.staffordbc.gov.uk/forwardplanning.

If there are any matters you wish to discuss in relation to this letter please do not hesitate to contact me on the above telephone number.

Yours sincerely



Alex Yendole
Forward Planning Section

Plan Options – Delivering the Plan for Stafford Borough

The Council is currently seeking views on the 'Delivering the Plan for Stafford Borough – issues & options' document which sets out how and where future development across Stafford Borough could be accommodated including strategic locations around the larger settlements for housing and employment. A range of other issues addressed in the document includes locations for new gypsy & traveller sites, new infrastructure such as transport, open space, education and other services.

The consultation exercise is part of preparing the new Stafford Borough Local Development Framework, which will replace the Stafford Borough Local Plan 2001. We invite you to play a part in shaping the future of the area. It is your views that will help prepare the new plan for Stafford Borough over the next 20 years.

To view the document and make comments please go to our consultation homepage or download the document in PDF format by clicking [here](#). All responses need to be provided to Stafford Borough Council by **12 noon on Friday 3 April 2009**.

Further information about the Stafford Borough Local Development Framework can be viewed from the following web-page: www.staffordbc.gov.uk/forwardplanning. Copies of the document are also available for you to read in all libraries across the Borough and at the Civic Offices.

The Council will use the responses to this consultation exercise when finalising the Plan for Stafford Borough which will be published for further consultation later this Summer.

National Government sets targets and requirements for new development in Stafford Borough which the Council must meet. The West Midlands Regional Spatial Strategy, which is the Regional Plan directly affecting our area requires Stafford Borough to provide more than 10,000 new homes by the year 2026, of which at least 7,000 should be at Stafford town. In addition there is a requirement for 120 hectares of employment land and possible new retail locations in Stafford and Stone town centres to accommodate an additional 50,000 square metres of comparison retail space and 45,000 square metres of offices.

'Delivering the Plan for Stafford Borough - Issues and Options' Response Form

'Delivering the Plan for Stafford Borough - Issues and Options' Response Form

Please specify the question, paragraph number or location option your comments relate to

Please provide your comments below

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Please provide your comments below

'Delivering the Plan for Stafford Borough - Issues and Options' Response Form

If you require additional space for your response, please photocopy this form.

Please provide your name and address below. If you are an agent acting on behalf of a client, please specify.

E-mail address

Thank you for taking the time to provide your comments. All comments will be taken into account when producing the Preferred Options for the *Plan for Stafford Borough* later this year. Please return this form to the following address, ensuring receipt by **12 noon on Friday 3rd April 2009**:

Forward Planning
Civic Centre
Riverside
Stafford
ST16 3AQ

or e-mail your comments to forwardplanning@staffordbc.gov.uk

You can also make comments via our online consultation system at <http://staffordbc-consult.limehouse.co.uk/portal/>

Please note that your contact details will be added to our LDF Database, and you will be contacted, unless otherwise requested, regarding LDF progress and future consultations.

Please specify your contact preference

(please tick one answer)

E-mail

Post

No further contact



Stafford

BOROUGH COUNCIL

Press Release No 3848

28 January 2009

Your Chance to Comment on Development

The launch of a major consultation to decide where new development should go in Stafford Borough is expected to get underway next week (Monday Feb 2).

Residents and businesses across the area will be asked to comment on proposed sites for more than 10,000 homes along with employment and retail development.

The scale of the development has been ordered by the Government and will take place over the next 17 years. More than 7,000 of the new homes must be built in the Stafford Town area.

The proposals are contained in a document which will be available to view by the public next week and earmarks around twice the number of sites that are needed to hit Government targets. The Borough Council has already won nearly £3 million from the Government for infrastructure to help required development go ahead.

Cabinet Member for Planning and Regeneration, Doug Davis, stressed that no decision had been made on any of the sites.

"The Council needs the input of local people. All these views will be taken into consideration before future proposals are put together. This is a massive transformation for the area and I would urge everyone who lives or works in the Borough to come forward and give their views," he said.

People will have until early April to give their comments before Council planners put forward preferred locations later this year.

As part of the consultation public exhibitions are to be staged in Stafford and Stone as well as a number of villages where development options have been included. And Council planning experts will be on hand to answer questions from residents.

People can comment by viewing the planning document online via a link from the homepage of the Borough Council's website at www.staffordbc.gov.uk. The document can also be viewed at libraries and the Civic Centre – where people can also make comments.

The latest plans were drawn up following an information gathering exercise concerning a number of sites put forward by landowners and developers which attracted around 1000 views before Christmas. A number of areas were ruled out following this exercise including proposed development in the Greenbelt and 'areas of outstanding natural beauty' (AONB) as well as land at risk of flooding.

Councillor Davis added: "The Government have told us how many houses and jobs we must deliver. Now it is up to us as a council and our people and businesses, to make sure it is of the right quality and in the right areas to enhance and protect all that makes Stafford Borough such a unique area to work, live and visit."

For further enquiries please contact the Forward Planning Team on 01785 619000 or email forwardplanning@staffordbc.gov.uk.

The closing date for comments is 12 noon on April 3.

Ends

NOTE TO EDITORS:

For more details, please contact:
Will Conaghan
Press & Public Relations Officer
Stafford Borough Council
Tel: 01785 619230
wjconaghan@staffordbc.gov.uk

EXCELLENT RESPONSE TO HOUSING EXHIBITION

Hundreds of people have already poured through the doors of exhibitions looking at future development across the Borough.

The first in the series of the borough-wide exhibitions kicked off last week and council planners said they were very pleased with the response.

The government demand at least 10,000 new homes be built in the Borough along with new office and retail development.

The first public exhibition was held on Wednesday (25 February) in Christchurch Church Centre in Stone and attracted around 200 people. The popular roadshow went onto Great Haywood the following day and then to Castlechurch Church Hall in Stafford on Friday (27 February) where hundreds more residents took the opportunity to find out more about the development.

The consultation got underway at the start of last month and residents and businesses across the area are being asked to give views on where they think the new development should go. At least 7000 homes have to be built in Stafford Town but possible locations for other properties include Stone as well as several villages.

Full details of the areas involved and scale of development can be found at www.staffordbc.gov.uk/options. Members of the Borough Council's Forward Planning team are running the exhibitions in towns and villages which could be affected by the development. This week they will be visiting Baswich in Stafford, Barlaston and Eccleshall with further venues lined up for Stafford and Stone as well as in Hixon and Gnosall over the next fortnight.

The Council's Forward Planning Manager, Paul Windmill, said: "We are really pleased with the turn out from the public and the coverage the events have received in our local press.

"These houses have to be built somewhere and we want the public to give us their views so we can make a decision about exactly where they will go."

As well as the new homes land has to be earmarked for employment and retail development the size of 130 football pitches. The plans also list other issues such as transportation, community services and sites for travelling families.

Councillor Doug Davis, Cabinet Member for Planning and Regeneration said it was a chance for local people and businesses to make their voice heard on where they felt new development should go.

He added: "The Government have told us how many houses and jobs we must deliver. Now it is up to us as a council and our people and businesses,

to make sure it is of the right quality and in the right areas to enhance and protect all that makes the Borough such a unique area to work, live and visit.”

For further enquiries please contact the Forward Planning Team on 01785 619000 or email forwardplanning@staffordbc.gov.uk.

The closing date for comments is 12 noon on April 3.

ends



Stafford Borough
Local Development
Framework



Delivering the Plan for Stafford Borough Issues and Options

Christchurch Church Centre, Stone	> Wed 25 Feb 09	> 2pm - 8pm
Memorial Hall, Great Haywood	> Thu 26 Feb 09	> 2pm - 8pm
Castlechurch Church Hall, Stafford	> Fri 27 Feb 09	> 2pm - 8pm
Holy Trinity Church Hall, Baswich	> Tue 3 Mar 09	> 2pm - 8pm
Village Hall, Barlaston	> Wed 4 Mar 09	> 2pm - 8pm
Community Centre, Eccleshall	> Thu 5 Mar 09	> 2pm - 8pm
Memorial Hall, Hixon	> Tue 10 Mar 09	> 2pm - 8pm
Community Shop, Guildhall, Stafford	> Wed 11 Mar 09	> 2pm - 8pm
Walton Community Centre, Stone	> Thu 12 Mar 09	> 2pm - 8pm
Grovensor Centre, Gnosall	> Fri 13 Mar 09	> 2pm - 8pm
Community Shop, Guildhall, Stafford	> Mon 16 Mar 09	> 2pm - 8pm
St Bertelins Hall, Holmcroft, Stafford	> Tue 17 Mar 09	> 2pm - 8pm



Telephone 01785 619 000
[ask for the Forward Planning Section]
www.staffordbc.gov.uk/options

