

NEIGHBOURHOOD PLANNING

At Kirkwells we believe neighbourhood planning is about making things happen. Whether that be re-developing a difficult brownfield site, or protecting beautiful countryside. We only do well planned, high quality sustainable development. The type of development we all want—*development that creates great places.*

FREE Training

Thinking of preparing a Neighbourhood Plan?

And need to know more?

Why not get help from our award winning team.

Sign up today for our FREE Neighbourhood Planning training.

Specially designed for parish and town councils - our seminars deal with all aspects of neighbourhood planning: including the neighbourhood planning process, how to work with your local council, how to engage land owners and developers, and consult the rest of your community.

Just telephone Michael Wellock on 01282 872570 or email:

michaelwellock@kirkwells.co.uk

EXPERT HELP TO PREPARE YOUR NEIGHBOURHOOD PLAN

Neighbourhood Planning is the biggest change to the planning system in a generation.

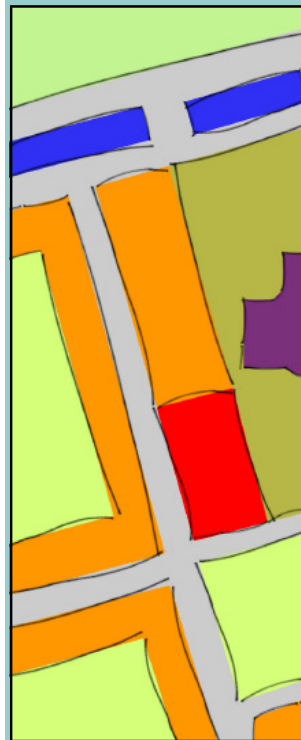
Neighbourhoods and communities now have the right to plan.

And up and down the country many places are already exercising this right and preparing their own neighbourhood plan.

At Kirkwells we have years of experience of preparing neighbourhood plans. Plans to regenerate places, plans to protect valuable heritage assets and the countryside. We only do well planned, high quality, sustainable development.

Neighbourhood planning can appear daunting at first—lots of process and procedure and technical detail.

But it is not brain sur-



gery and we can help your community get to grips with things and assist you in producing a plan for your neighbourhood.

Our planners can help

you:

- Prepare planning policies;
- Consult and engage your local community;
- Bid for and secure funding for your neighbourhood plan;
- Prepare maps, plans and drawings;
- Ensure general conformity with your local council's planning policies;
- Make sure your plan is in line with national planning policy; and
- Work with your local council, land owners, developers and people such as English Heritage.

So if you need expert help preparing your neighbourhood plan call Michael Wellock today on 01282 872570, or email

michaelwellock@kirkwells.co.uk

HOW DO WE PAY FOR ALL THIS?

The question on everyone's lips.

For those parishes and community groups that do not have substantial resources of their own the main financial sup-

port is going to come from government.

£50 million has been identified to support neighbourhoods in their planning up until March 2015.

At Kirkwells we have a team who have successfully bid for and secured substantial funds for neighbourhood planning. To find out how we can help you call 01282 872570.

First Step: Become Designated as a Neighbourhood Planning Area

If you are looking to neighbourhood plan the first thing you need to do is be designated as a neighbourhood planning area by your local council.

Our [web site](#) carries two handy guides on how to do this. One for parish councils and one for non-parished areas. And if you need to discuss your designation just call us, we will be happy to help.

Kirkwells

The Planning People

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FOR THE BEST RESULTS MAKE SURE YOU ENGAGE YOUR COMMUNITY

The key to any successful planning exercise is good community engagement.

Neighbourhood planning puts the onus on the parish or the neighbourhood forum to carry out much of the consultation on the neighbourhood's plan. And that is just as it should be if this is a community owned occupation.

And why not because who is best placed to consult local people than the people who live in that neighbourhood?

They know where people meet and when. They know when there is a local event or meeting. And they know who might not turn out for such things and how best to reach them.

So this will be one area of neighbourhood planning you can do for yourself.

But if you do need help—you may want help dealing with your local planning authority, consulting with government departments or agen-



cies, developers or landowners. You may want advice on how to use surveys, social media or assistance to design a web site. Whatever your needs Kirkwells award winning community engagement specialists can help.

Just telephone Louise Kirkup on 01282 872570 or email:

louisekirkup@kirkwells.co.uk

PREPARING A COMMUNITY RIGHT TO BUILD ORDER?

Under *Community Right to Build*, communities will be able to approve new local developments by preparing a Community Right to Build Order. Once prepared such an Order would automatically grant planning permission for a certain types of development, including:

- family houses to sell or rent



- community halls
- homes designed specifically to meet the needs of older people
- children's playgrounds; and
- shops and business facilities

A Community Right to Build Order would have to meet certain criteria, for example be in a designated neighbourhood planning area, and have the backing of more than 50 per cent of voters in a local referendum.

To support communities in the preparation of *Community Right to Build* proposals Government have identified £17 million of the Homes and Communities Agency funding.

INDEPENDENT EXAMINATION, WRITTEN REPRESENTATIONS AND HEARINGS

At some point your neighbourhood plan will have to undergo independent scrutiny. This will mean jointly appointing, with your local planning authority, an independent examiner. Your appointed examiner will then assess your plan using written representations or a hearing. To make sure you get the result you want Kirkwells skilled expert witnesses can help you prepare written evidence and represent you at hearings and inquiries. To find out more call 01282 872 570.



RTPI

mediation of space · making of place

Kirkwells—chartered town planners recognised by the RTPI