



Chelveston-cum-Caldecott Parish Council Neighbourhood Development Plan (NDP)

Neighbourhood Plan Consultation v1.0

Andrew Seaman
Adrian Dale



Chelveston-cum-Caldecott Parish Council

Neighbourhood Development Plan (NDP)

Membership of the Working Party



Andrew
Seaman



Jenny
Harwood



Patricia
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Mick
Izzard

Clerk to the Working Party



Jane
Seaman



George
Westcott



Adrian
Dale



Janette
Kightley-Green



Melvyn
Wooding



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Consultation process so far . . .

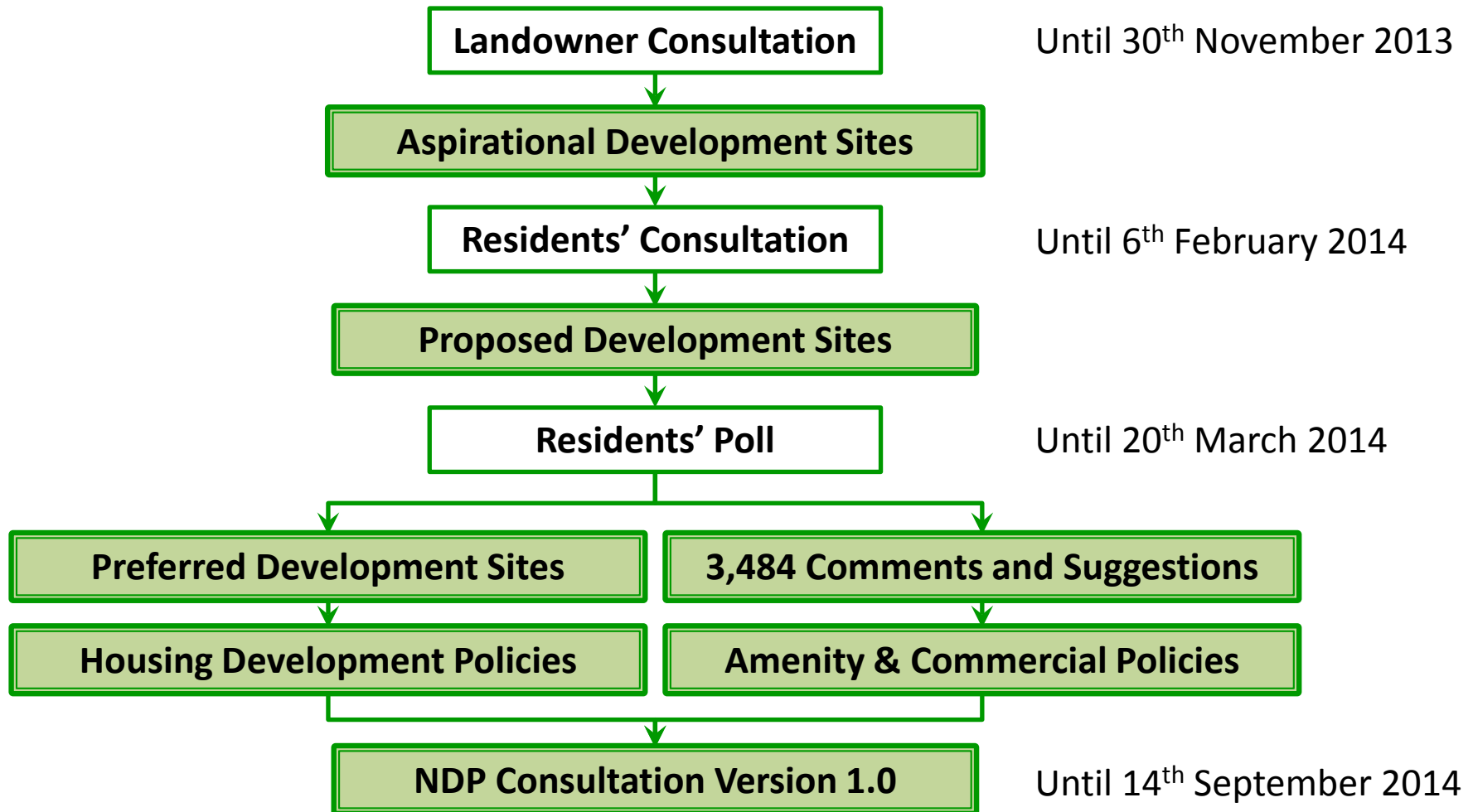
- 8 Public Working Party meetings
- 6 Round Table meetings
- 6 Consultation events
- 2 Day exhibition
- 228 Submitted questions & comments
- 180 E-mail announcements
- 6 Newsletters
- 3,484 comments in the poll

80% of households participated in the poll



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Consultation process so far . . .





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By 2035 our vision for the Parish is . .

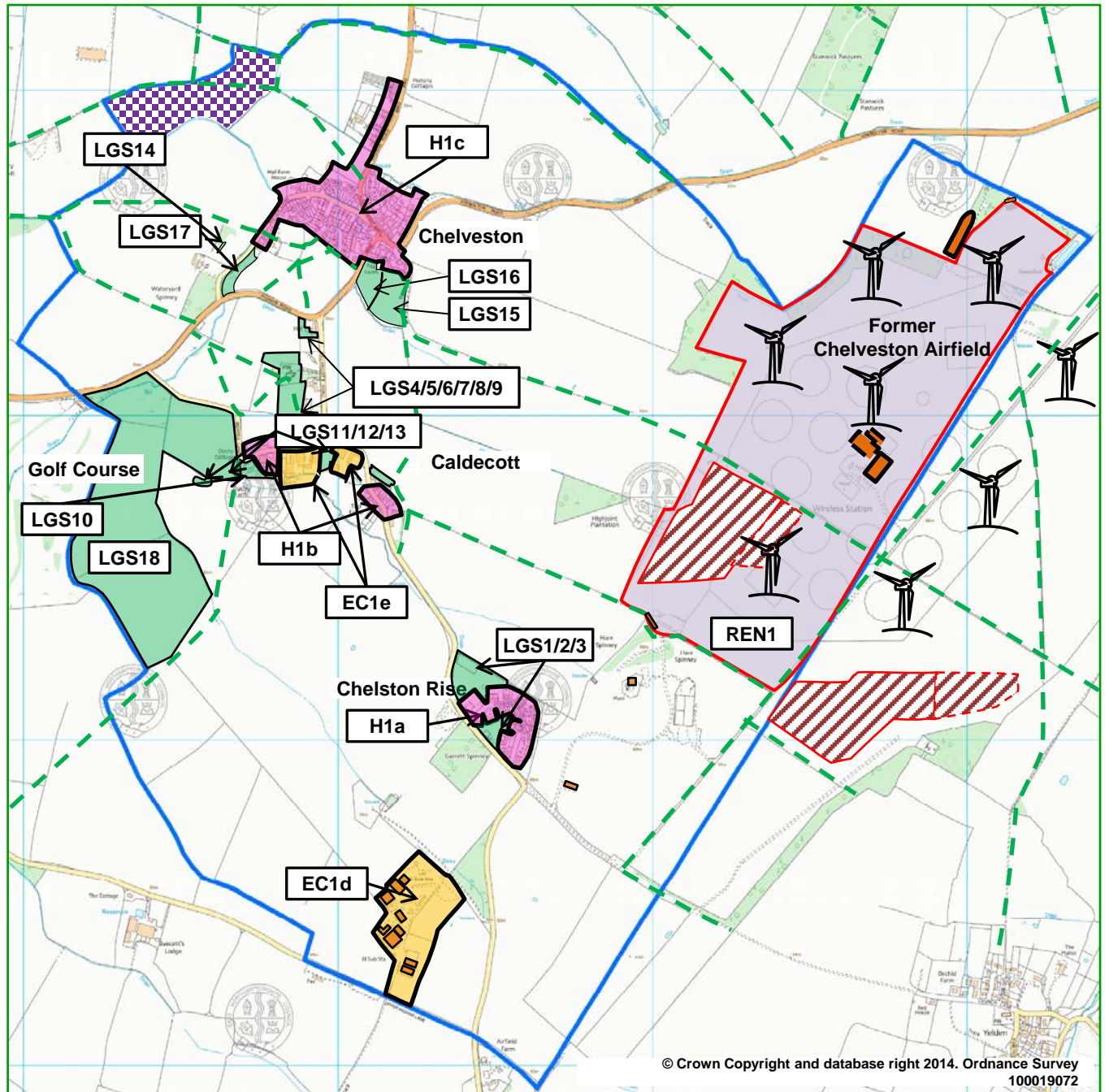
To remain as a small but sustainable rural village

- with three distinct settlements
- each retaining its unique character
- but part of a combined Parish
- with a strong sense of community

Which has grown by no more than 20%

- Maintaining a mix of all age groups and housing types
- with local employment opportunities for young people
- with a thriving pub
- and access to public transport

Proposed NDP Policies





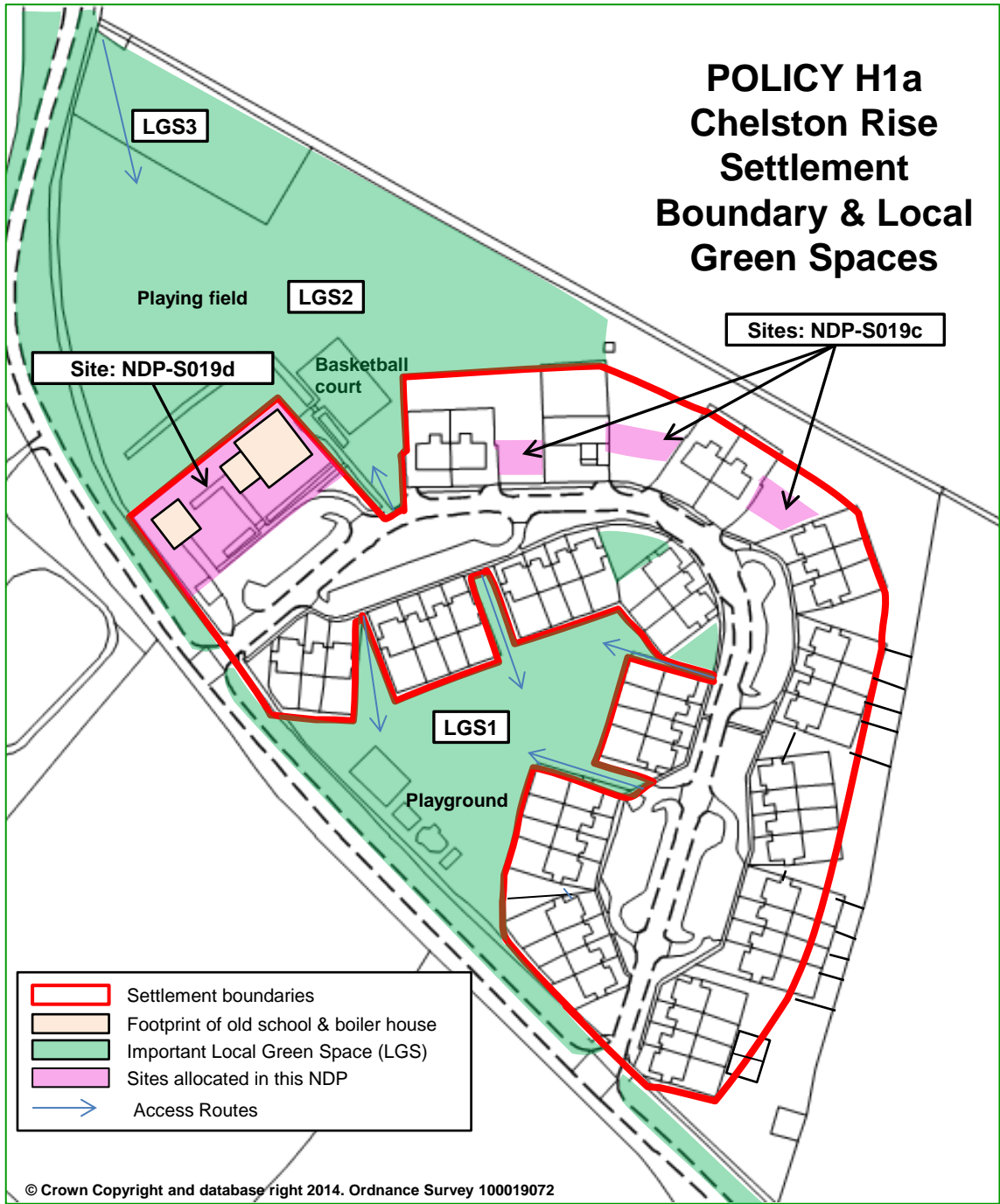
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Neighbourhood Development Plan (NDP)

Housing Development Policies

H1	Restricted in-fill development within settlement boundaries
H1a	Chelston Rise Settlement Boundary
H1b	Caldecott Settlement Boundary
H1c	Chelveston Settlement Boundary
H2	Windfall re-use of redundant, traditional farm buildings
H3	Discouraging backland and tandem development
H4	Preserving sensitive street scenes which define settlements
H5	Development site allocations
H6	Developer contributions policy

POLICY H1a Chelston Rise Settlement Boundary & Local Green Spaces



	Settlement boundaries
	Footprint of old school & boiler house
	Important Local Green Space (LGS)
	Sites allocated in this NDP
	Access Routes

Chelston Rise Development 2015-2021

POLICY H5h

In-fill sites on which development has to be permitted

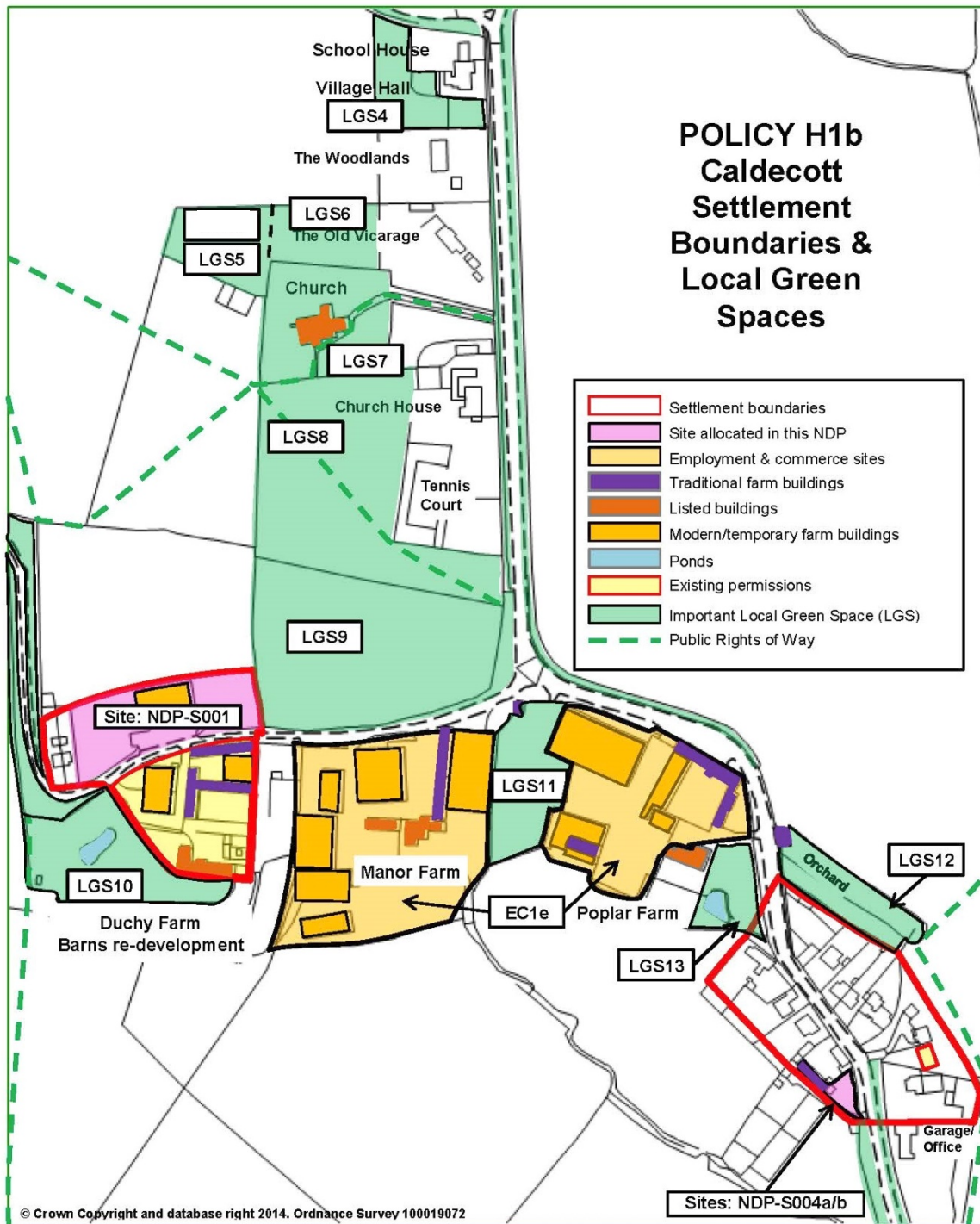


Chelston Rise Development 2021-2025

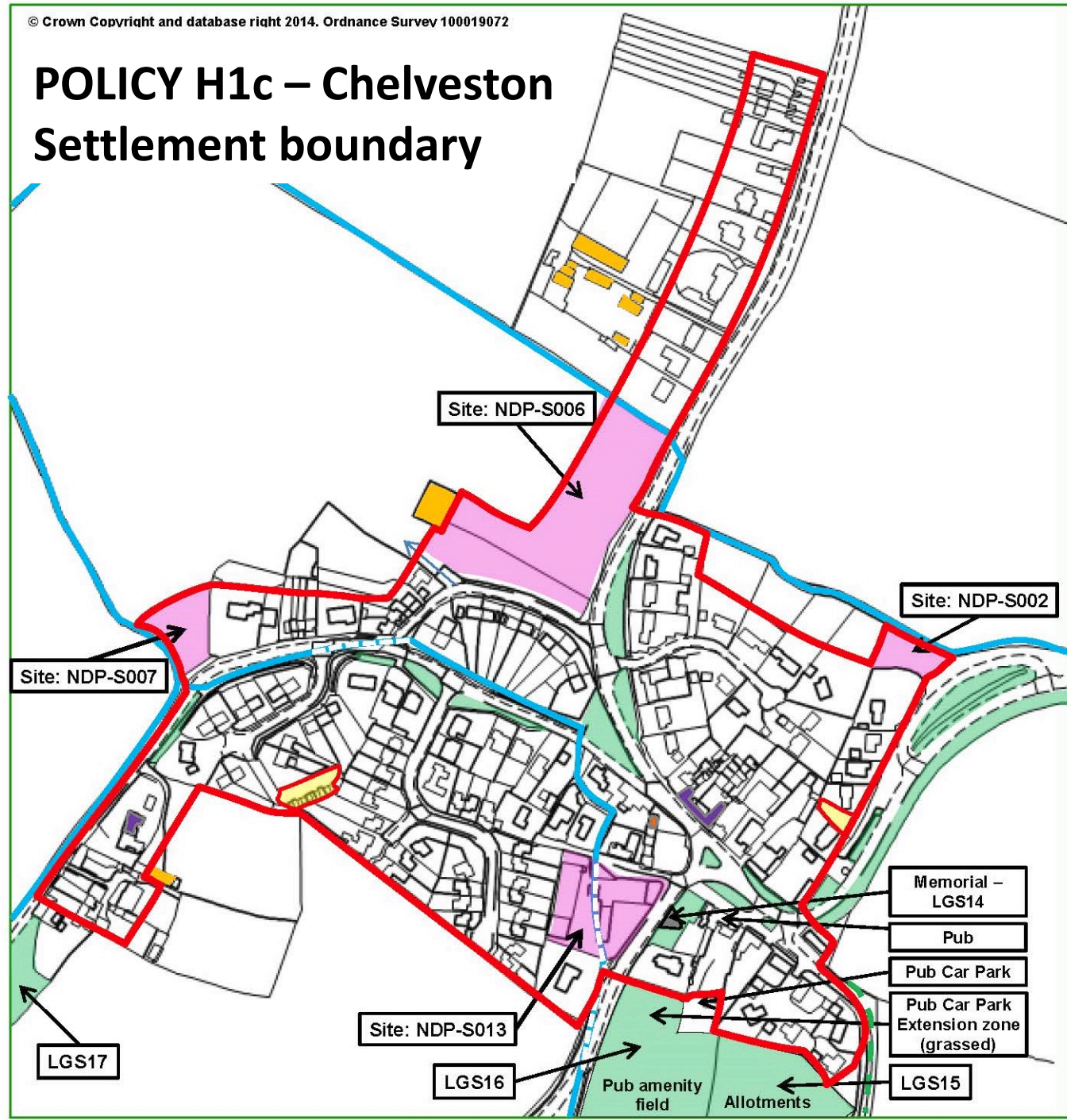
POLICY H5h

New development restricted to footprint of old school, boiler house and hard standing, continuing The Crescent in the same style as existing. Playing fields untouched.





POLICY H1c – Chelveston Settlement boundary



Chelveston Development 2015-2025

POLICIES H5f and H5g



Chelveston Development 2026-2035

POLICY H5b and H5e

New developments, with policy constraints to address resident's concerns





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H4 Preserving the sensitive street scenes which define the settlements	
H4a	The Green Chelveston
H4b	Higham Road Chelveston
H4c	Raunds Road Chelveston
H4d	Kimbolton Road Chelveston
H4e	Water Lane Chelveston
H4f	Caldecott Road
H4g	Bidwell Lane Caldecott
H4h	The Caldecott Settlement
H4i	The Chelston Rise Settlement

All approaches to the settlements are characterised by an “open” aspect giving a gradual transition from the countryside to the settlement. This is a key aspect of the streets scenes throughout the Parish and will be protected.



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POLICIES H4a and H4b – Preserving The Green and Higham Road





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POLICY H4c – Preserving the approach to Chelveston from Raunds



Entering Chelveston from Raunds



Views from Kimbolton Road to Raunds Road

All approaches to the settlements are characterised by an “open” aspect giving a gradual transition from the countryside to the settlement



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POLICY H4d – Preserving the street scene around Kimbolton Road, Chelveston



All approaches to the settlements are characterised by an “open” aspect giving a gradual transition from the countryside to the settlement



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POLICY H4e – Preserving the approach to Chelveston along Water Lane



All approaches to the settlements are characterised by an “open” aspect giving a gradual transition from the countryside to the settlement



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POLICY H4f – Preserving the approach to Caldecott along Caldecott Road



All approaches to the settlements are characterised by an “open” aspect giving a gradual transition from the countryside to the settlement



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POLICY H4g – Preserving street scene on Bidwell Lane





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POLICY H4h – Preserving the street scene in the Caldecott settlement





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POLICY H4i – Preserving the character of the Chelston Rise settlement





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Table 2.2 Amenity Policies

ACV	Protecting Assets of Community Value
ALT	Provision of allotment gardens
CEM	Community Cemetery
LGS	Designated Local Green Spaces
RoW	Protecting and Improving Rights of Way
TRF	Traffic Management and Parking Provision

After consultation, this policy will probably be removed from the plan



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POLICY ACV – Protecting Assets of Community Value

POLICY OBJECTIVE:

To protect from inappropriate development and loss those assets that have been listed as Assets of Community Value by East Northamptonshire Council.

POLICY ALT – Provision of Allotment Gardens

POLICY OBJECTIVE:

To ensure land is allocated for the ongoing provision and expansion of Allotment Gardens

POLICY CEM – Creating an extension to the churchyard for use as a cemetery

POLICY OBJECTIVE:

To allocate land

the churchyard for use as a cemetery

After consultation, this policy will probably be removed from the plan



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POLICY LGS – Designated Local Green Spaces

POLICY OBJECTIVE:

To protect those Local Green Spaces of the Parish which are most important to the street scene or have amenity value in the Parish.

Proposed Chelston Rise LGSs

- LGS1** The area in the centre of the Chelston Rise site, containing the children’s playground.
- LGS2** The Chelston Rise playing fields and basketball court.
- LGS3** The paddock adjacent to the Chelston Rise playing fields once reserved for an electricity sub-station but never developed. This site is allocated as a site suitable for a “pocket park” or conservation area, and as a future pedestrian access to the Chelston Rise site from Caldecott.



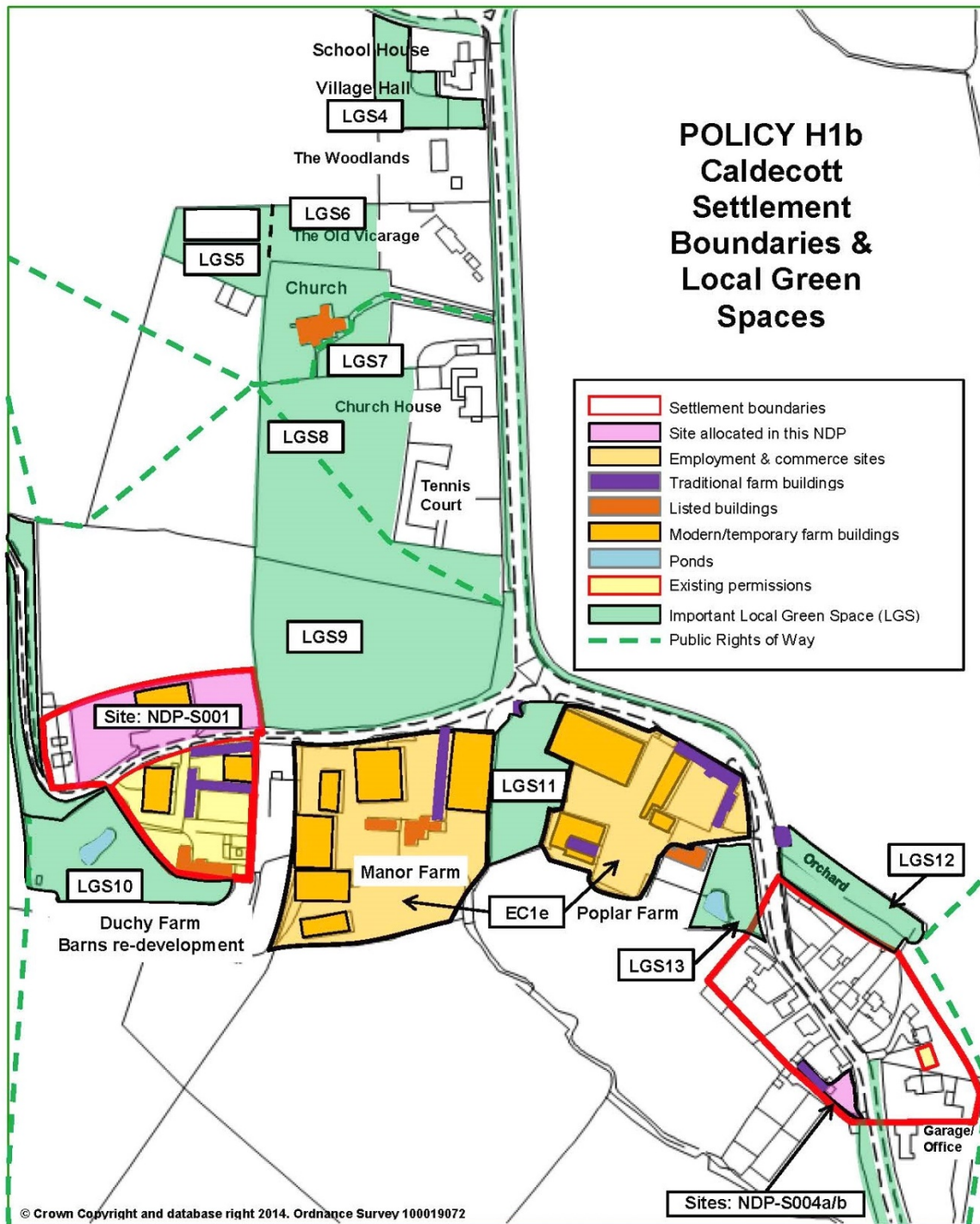
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POLICY LGS – Designated Local Green Spaces

Proposed Caldecott LGSs

- LGS4** The land to the side and rear of the Village Hall.
- LGS5** The western end of the paddock behind The Old Vicarage.
- LGS6** The eastern end of the paddock behind The Old Vicarage
- LGS7** The precincts of the Church and Churchyard.
- LGS8** The paddock immediately behind Church House, adjacent to Churchyard.
- LGS9** The paddock on the corner of Bidwell Lane opposite Manor Farm.
- LGS10** The garden of the listed Duchy Farm House.
- LGS11** The paddock behind the old Smithy between Manor and Poplar Farms.
- LGS12** The orchard and “old lane” opposite Poplar Farm.
- LGS13** The garden and pond of the listed Poplar Farm.
- LGS18** The golf course extension.





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POLICY LGS – Designated Local Green Spaces

Proposed Chelveston LGSs

LGS14 The amenity land around the American War Memorial on Higham Road.

LGS15 The allotment garden field behind Disbrowe Court.

LGS16 The pub field, a portion of which is allocated for a (grassed) car park extension.

LGS17 Land around the ford in Water Lane (the site of the old osier beds) and then following the stream to the B645.



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POLICY RoW – Protecting and improving the Rights of Way network

- i.** Resist all attempts to reduce the number of paths or bridleways, or to change their route unless alternative routes of equivalent amenity are provided.
- ii.** Provide a safe walking route from Chelston Rise to Caldecott, connecting the settlement into the Rights of Way network.
- iii.** Complete the path from the end of Water Lane to Bidwell Lane.



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POLICY TRF – Traffic Management and Parking

Working with Northamptonshire Highways, the Parish Council will implement measures over the period of the plan (2015-2035) which aim to discourage speeding, dangerous driving and dangerous parking in the Village.

- i. changes to road layouts, with width restrictions, chicanes or traffic islands,
- ii. average speed cameras,
- iii. double yellow lines in areas of particular hazard,
- iv. new parking bays outside the Star & Garter,
- v. changes to signage, road markings or other road furniture.

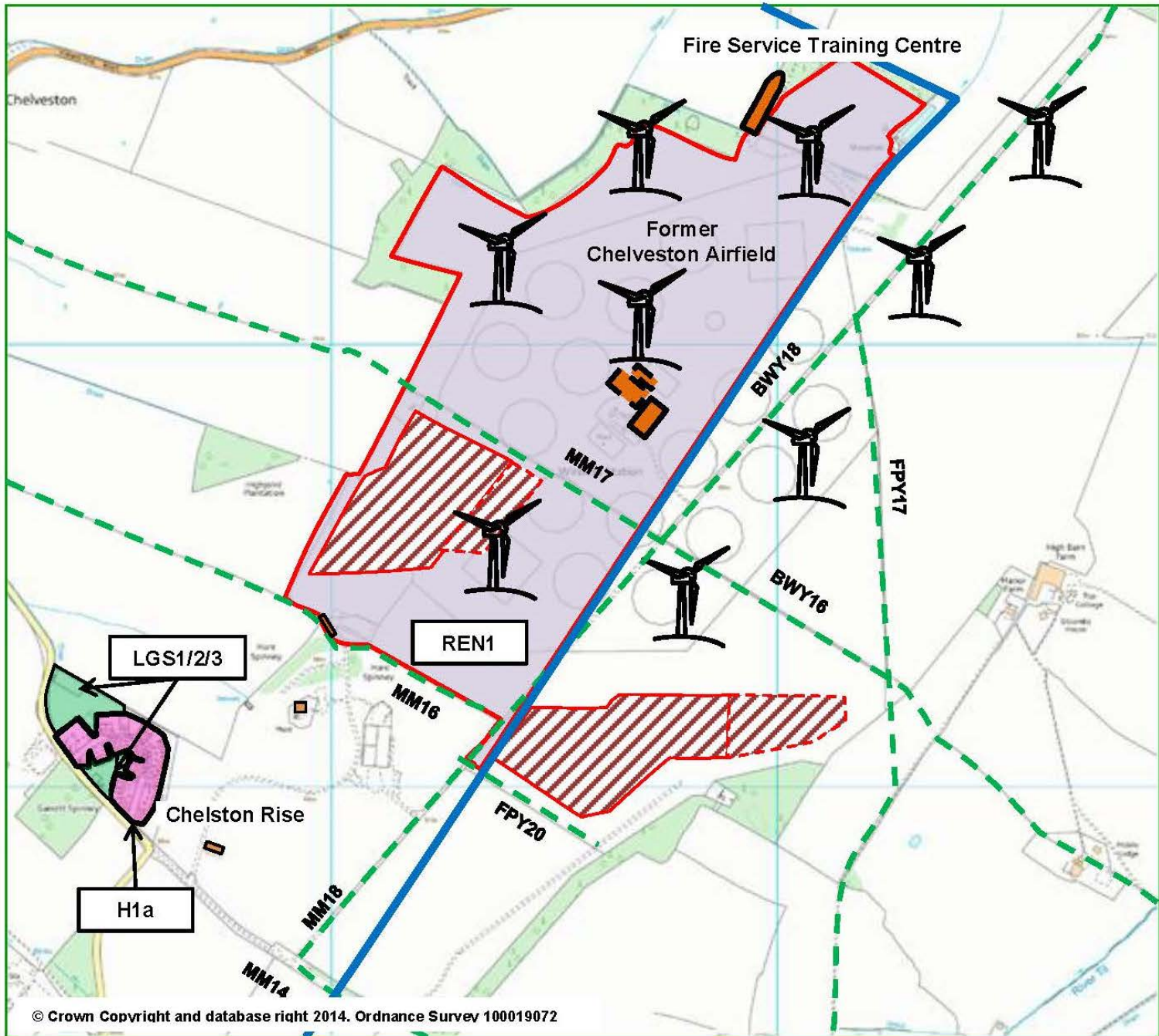


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Employment, Industrial and Commercial Policies

EC	Employment opportunities and commercial activities
EC1a	The Star & Garter Public House
EC1b	The Wildacre Residential Home
EC1c	Home based businesses
EC1d	Upper Higham Lane Industrial Estate
EC1e	Farm diversification – Manor Farm and Poplar Farm
REN	Renewable Energy Policies





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Next steps

- Consult until 14th September
- Report on comments and assemble responses
- Discuss responses with respondents
- Revise the plan
- Begin 6 week formal consultation by 14th Oct.