

Neighbourhood Plan
Shenstone | Stonnall | Little Aston



Little Aston Neighbourhood Plan, 2024-2040 Consultation Statement

February 2025

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1 CONSULTATION PROCESS

Introduction

- 1.1 This Consultation Statement has been prepared to fulfil the legal obligations of the Neighbourhood Planning Regulations 2012 (as amended) in respect of the Little Aston Neighbourhood Plan Review (LANPRR).
- 1.2 The legal basis of this Consultation Statement is provided by Section 15(2) of Part 5 of the 2012 Neighbourhood Planning Regulations (as amended), which requires that a consultation statement should:
 - contain details of the persons and bodies who were consulted about the proposed neighbourhood development plan;
 - explain how they were consulted;
 - summarise the main issues and concerns raised by the persons consulted; and
 - describe how these issues and concerns have been considered and, where relevant addressed in the proposed neighbourhood development plan.
- 1.3 The policies contained in the LANPR are as a result of considerable interaction and consultation with the community and businesses within the ward of Little Aston. Work has involved community groups over approximately two years, as well as surveys, public meetings and events. This has been overseen and coordinated by the LANPR Group which was formed to lead the LANPR. Views and interactions from this process led to the consideration and updating of the Vision and Objectives in Section 3 of the LANPR, and subsequently therefore form the basis for the key policies set out in Sections 4 to 10 of the LANPR.

Organisational structure of the LANPR

- 1.4 The revised LANPR has been prepared after community involvement and engagement. The LANPR Steering Group has reflected the received views of the community of the continuing need for well-designed development principally to address local needs, along with the further provision of community infrastructure.
- 1.5 The structure put in place was a small Steering Group leading on work across the range of themes that formed the basis of the draft Neighbourhood Plan revision.
- 1.6 The Steering Group, made up of volunteers and Councillors, met regularly throughout the process.

Public events and consultation activities

- 1.7 The following consultation activities were undertaken as shown in Table 1.1. Examples of the various publicity material is shown in Appendix A.

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Table 1.1: List of events and engagement activities

Date	Event	Venue	Attendees	Flyers to all households & businesses	Posters	Banners	Parish Council Magazine	Facebook/ website	Details posted online
17/01/2024	Steering Group Launch Workshop	Little Aston Village Hall	7	No	No	No	Yes	Yes	Yes
18/03/2024	Community Engagement Event (Feedback on key issues from Working Groups)	Little Aston Village Hall	15	Yes all	Yes	No	Yes	Yes	Yes
02/09/2024 to 18/10/2024	Survey to support Regulation 14 public consultation	N/A	8 responses	Yes – all	Yes	No	Yes	Yes	Yes

Notes

Posters	Displayed on Official Notice Boards throughout the Neighbourhood Area
Flyers	Distributed to all households and businesses within the Neighbourhood Area
Parish Council Magazine	Distributed quarterly throughout 2023 (giving advance notice of the intention to update the Neighbourhood Plan) and throughout 2024. Updates in all Parish Council minutes added immediately to website (https://www.shenstone-staffs.gov.uk/parish-council-minutes/).

Stakeholder consultations

1.8 Consultees that the Steering Group engaged with included:

- Lichfield District Council
- Staffordshire County Council
- Local landowners
- Little Aston Village Hall Committee
- Little Aston Residents Association
- The Environment Agency
- St Peters Church, Little Aston
- Walsall Borough Council
- Birmingham City Council
- Wall Parish Council
- Hints with Canwell Parish Council
- Burntwood Parish Council

Engaging with hard-to-reach groups

1.9 Whilst no formal monitoring or measurement of the breadth of engagement took place, it was not considered that there were any specific groups that were under-represented throughout the process. Attendance at the engagement event was from a cross section of the community that broadly represented the demographic mix of Little Aston.

Strategic Environmental Assessment and Habitats Regulations Assessment

1.10 The LANPR Group submitted a formal screening request regarding the need for a Strategic Environmental Assessment (SEA) and Habitats Regulations Assessment (HRA) of the draft LANPR (Regulation 14 version) in August 2024. Lichfield District Council provided its formal response in October 2024, stating that an SEA was not required. A copy of the full Screening Report is included as part of the supporting evidence base.

2 KEY RESPONSES FROM CONSULTATION

- 2.1 The Launch Workshop confirmed some of the key issues that the Steering Group then sought to address. Mostly this confirmed that the issues in the made Neighbourhood Plan were still the most important to residents of Little Aston. In particular:
- The importance of limiting residential infill development and issues relating to the density of development in Little Aston Park.
 - The need to address pedestrian safety and improve access to public transport in certain locations.
 - The value of walking and cycling for leisure.
 - The need for enhanced community facilities.
- 2.2 In addition, the need to tackle environmental issues, both in terms of the energy efficiency of built development and the need to protect and enhance wildlife was identified.
- 2.3 The Launch Event also confirmed that the vision and objectives, with some minor amendments, should be retained as drafted.
- 2.4 Following the Launch Event, the LANPR Steering Group gathered evidence as necessary on the identified issues. Even where an issue remained as important, more up-to-date evidence was gathered where possible. This was through a mix of walkabouts and engagements with relevant stakeholders.
- 2.5 At the March 2024 engagement event, the findings on the key issues and the development of the vision was very firmly endorsed by the community.
- 2.6 The other following items were raised:
- Safety of trees
 - Potential loss of green belt
 - Provision of footpaths/cycle paths
 - Additional community facilities
 - Environment impact
 - Pedestrian safety

3 REGULATION 14 PRE-SUBMISSION CONSULTATION

3.1 The Neighbourhood Plan Steering Group finalised the draft LANPR in July 2024. The Regulation 14 Pre-Submission Consultation ran initially for a six-week period from 2nd September 2024 to 18th October 2024. In early October, a decision was made to extend the consultation period until 8th November 2024 to ensure more responses. A coordinated publicity campaign was undertaken which comprised:

- Publication of the notice on Parish noticeboards, the Parish Council website, local social media channels, in the Parish newsletter and through flyers to each household.
- Notifications were sent to statutory and non-statutory consultees via email.

Distribution to Statutory and Non-Statutory Consultees

3.2 In accordance with requirements of the Neighbourhood Planning Regulations, relevant statutory consultees were notified by letter. In addition, a range of parties that the Steering Group considered were likely to have an interest in the plan were also written to. All parties were advised to download a copy of the plan, but were advised that hard copies could be issued on request.

3.3 The full list of statutory and non-statutory consultees that were written to is as follows:

Consultee
Lichfield District Council
Environment Agency
English Heritage
Natural England
Little Aston Golf Club
Little Aston Community Association
Little Aston Park Residents Association
Little Aston Village Hall
Spire Healthcare Little Aston
St Peters Church
Network Rail
Staffordshire County Council
Homes and Communities Agency
Tamworth District Council
Birmingham City Council
Walsall Metropolitan Borough Council
Cannock Chase District Council
Highways Agency
Streetly ward councillors
Aldridge ward councillors
Four Oaks ward councillors
Brownhills ward councillors
PM Dodd - landowner

Responses

3.4 In total there were 11 responses to the Pre-Submission Consultation. This reflected a mixture of residents and stakeholders.

3.5 The schedule of comments and the respective responses made are shown in Appendix B. As a result, the Submission Version (Regulation 15) of the LANPR has been appropriately amended.

Appendix A Examples of publicity material used to promote engagement events

Initial Shenstone Parish Council website notice:

04.01.23 – 04.01.24 – Your Neighbourhood Plans are currently under review. Opportunities to engage with residents on what matters to you will shortly be announced. In the meantime, [here is the link to the existing plan for Little Aston.](#)

Drop-In Event notice, March 2024

Little Aston Neighbourhood Plan Review, 2024-2040

Little Aston's first Neighbourhood Plan was made in 2016. The Neighbourhood Plan is a land use plan which directs future development in the area. Along with the Lichfield Local Plan, it is used to determine planning applications in Little Aston. The 2016 Plan covered changes to the green belt, housing design and density, walking, cycling and the provision of community facilities.

The current 2016 Neighbourhood Plan covers the period to 2029. This is fast approaching and so it is necessary to review and update the Plan. Work was commenced in 2023 and we are now at the stage of presenting our proposals and asking you, the community, what have we missed?



Scan this QR code to access the 2016 plan document

We are holding a drop-in consultation event where more detail will be provided about the proposed changes to the Little Aston Neighbourhood Plan. We hope you can attend and give us your views.

The consultation event details are as follows:

Date: Monday 18th March 2024

Time: 3pm – 7pm (drop in at any time)

Location: Little Aston Village Hall, Little Aston Lane, BU74 3UF

If you can't make the event but would like to comment, please contact the Shenstone Parish Clerk on 01543 481947.

Email: admin@shenstone-staffs.gov.uk

Post: Shenstone Parish Council, 25C Main Street, Shenstone, WS14 OLZ

Pre-Submission (Regulation 14) Consultation notice

July 2024 Little Aston Neighbourhood Plan Review – 2024 – 2040, Pre-Submission (Regulation 14) Public Consultation Final Draft

[Click here](#) to access the Little Aston Neighbourhood Plan Review 2024 – 2040, Pre-Submission (Regulation 14) Public Consultation Final Draft document which represents the Neighbourhood Plan Review for Little Aston. It represents one part of the development plan for the neighbourhood area over the period 2024 to 2040, the other part being the 2015 Lichfield District Local Plan.

[Use this link](#) to access the The Website Response form. Please download or print off the form to provide your comments, and return it to the Parish Clerk either by post to the parish office or by email to:-

admin@shenstone-staffs.gov.uk

Newsletters

Link to all newsletters: [Newsletters |](#)

Spring 2023:

Neighbourhood Plan Reviews for Little Aston, Stonnall and Shenstone

Later this year work will commence on separate reviews of the three existing village Neighbourhood Plans that are all now over six years old. Volunteers are needed to review the Neighbourhood Plans and identify any areas where the original 2016 priorities related to overall village planning, development and growth have now been met or where new priorities need to be identified. Over the spring and summer the Parish Council will tender for relevant planning consultants to engage separately with each village community review. Residents with interests in housing development, recreation, transport, traffic management, open spaces, recreation, community facilities and commerce will all be invited to shape each review. The Parish Council is currently awaiting the approval of the Lichfield District Council Local Plan which sets the context for Neighbourhood Plans. That approval is due in the autumn when residents working groups will commence their work. Anyone who wishes to register their interest in shaping the future village plans please contact the Parish Council Clerk.

Autumn 2023

Neighbourhood Plan Renewals for Shenstone Little Aston and Stonnall

Our three Neighbourhood Plans, important in protecting the quality our village's character and amenity, are over eight years old and now need to be updated. Lichfield District Council in May announced a second delay to the renewal of their statutory Local Plan which sets the detailed context for village communities in completing or renewing a Neighbourhood Plan. This delays our ability to complete an updating of our Neighbourhood Plans. The renewal of the three village Neighbourhood Plans will be important to testing public opinion on measures to manage traffic volumes and velocities in the three villages as there is real and continuing concern about negative traffic impacts in each village. The Parish Council has just received data on our village street traffic flows from the County Council and we will be analysing this data, adding to it and making relevant recommendations as part of the Neighbourhood Plan update. Thanks go to all the residents who have indicated to the Parish Clerk their interest in taking part in the three Neighbourhood Plan renewals which we now believe will commence in the spring of 2024. However the Parish Council are to discuss with the District Council the possibility of starting preparation sooner than this. 7

Spring 2024

Neighbourhood Plans Review Shenstone & Stonnall

The Neighbourhood Plans for Shenstone, Stonnall and Little Aston are now eight years old and are being refreshed to keep pace with national and local town planning policy changes. All three Neighbourhood Plans need to be updated to continue to effectively protect the character and amenities found in each village or neighbourhood. In addition, the revised Neighbourhood Plans will promote new ideas to enhance the quality of our community environments. Review working groups have been established in Shenstone, Stonnall and Little Aston to renew the existing Neighbourhood Plans and this preliminary work will be subject to consultation events for Little Aston on the 18th March in Little Aston Village Hall from 3pm to 7pm and for Shenstone on the 19th March from 3pm to 7pm in Shenstone Community Library. In addition, summaries of the revisions will be published on line and delivered to all households requesting views and opinions on the key changes in each revised document. The public consultations on the review proposals for Stonnall will follow a similar approach and will take place later in the Spring months. The three Neighbourhood Plans have been crucial to protecting our neighbourhoods from several undesirable developments at planning application stage. Please put the forthcoming dates in your diary and take time to read and comment on the forthcoming revisions.

Summer 2024

Little Aston and Shenstone Neighbourhood Plan Revisions

The July meeting of Shenstone Parish Council approved for submission to Lichfield District Council two revised Neighbourhood Plans, one for Little Aston and the other for Shenstone. The two Neighbourhood Plans have been revised following evaluation by separate working groups and community stakeholders and the proposed revisions have been put to a first round of local consultation which added to the proposed revisions and amended others. The District Council will now consider the proposed revisions to ensure they meet all the Neighbourhood Plan legislative requirements and will conduct a further round of consultation. The District Council will then submit the revised Neighbourhood Plans for an independent examination. This may include a referendum on the proposed changes if the independent inspectors concludes that is required. This process will take several months. The proposed revisions to the Little Aston Neighbourhood Plan include:-

- Future provision of footpaths and cycle ways
- Designation of a Quiet Lane
- Strengthening of the Village Hall as a Community Hub
- Conservation Area Solar Panels
- Pedestrian safety measures
- Low energy construction measures
- Light pollution reduction

The proposed revisions to the Shenstone Neighbourhood Plan include

- Future provision of footpaths
- Provision of toddler play provision for the south of the village
- Conservation area solar panels
- Pedestrian safety measures
- Traffic calming
- Wildlife routes protection
- Low energy construction measures
- Light pollution reduction
- Small Business Development in existing community buildings

The draft revised plans are available on www.shenstone-staffs.gov.uk

Winter 2024

LITTLE ASTON NEIGHBOURHOOD PLAN REFRESH - CONSULTATION DATE EXTENDED LITTLE ASTON
NEIGHBOURHOOD PLAN REVIEW – 2024 – 2040, PRE SUBMISSION (REGULATION 14) PUBLIC
CONSULTATION FINAL DRAFT

The Little Aston Neighbourhood Plan Review 2024 – 2040, Pre-Submission (Regulation 14) Public Consultation Final Draft document which represents the Neighbourhood Plan Review for Little Aston has an extended consultation date of NOV 8th, 2024. It represents one part of the development plan for the neighbourhood area over the period 2024 to 2040, the other part being the 2015 Lichfield District Local Plan. The full document and the opportunity to download the feedback form is online at www.shenstone-staffs.gov.uk Or contact the Clerk via email admin@shenstone-staffs.gov.uk

Parish Council meeting minutes

Link to all Parish Council minutes: [Parish Council Meeting Minutes |](#)

Appendix B Schedule of comments and responses to Pre-Submission Consultation

Little Aston Neighbourhood Plan Review
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LITTLE ASTON NEIGHBOURHOOD PLAN REVIEW: PRE-SUBMISSION CONSULTATION COMMENTS

Ref.	Name of body/ 'Resident'	Representation	Response by Parish Council	Amendment to Plan
1.	Lichfield District Council	Paragraph 1.1 – suggest changing the end of the paragraph to “... the other part being the adopted Lichfield District Local Plan which consists of the Local Plan Strategy and Local Plan Allocations documents. ”	This has been amended accordingly.	Paragraph 1.1 has been amended, expanding on the Lichfield District Local Plan.
		Paragraph 1.7 – suggest adding text to also refer to footnote 16 of the NPPF which is within paragraph 29.	This has been amended accordingly.	Footnote has been added referencing footnote 16 of the NPPF.
		Paragraph 1.8 – suggest changing the first sentence to “ The local plan with which this neighbourhood plan must be in general conformity is the Local Plan Strategy and Local Plan Allocations documents. ”	This has been amended accordingly.	First sentence of paragraph 1.8 has been changed to reflect the Local Plan Strategy and Local Plan Allocations documents.
		Paragraph 2.16 - suggest changing references to the ‘2015 Local Plan’ to ‘ adopted Local Plan ’ here and throughout the document. This makes easier reference to the adopted plan which consists of two documents, one adopted in 2015 and one in 2019.	This has been acknowledged and amended accordingly.	References to the 2015 Local Plan have been amended to the adopted Local Plan.
		Paragraph 5.6 – suggest considering adding an additional bullet point to this paragraph to read “ the character and appearance or special interest of the Conservation Area is preserved or enhanced ”.	This has been amended accordingly.	Additional bullet-point has been added to reflect Conservation Areas.
		Policy LAS2 – suggest adding reference to the Lichfield District Design Code to the first paragraph of the policy as follows: “...development proposals on infill and backland sites will be guided by the Lichfield District Design Code and permitted subject to...”.	This has been amended accordingly.	Reference to the Lichfield District Design Code has been made in relation to Policy LAS2.
		Policy LAS2 – the wording in the third bullet which states “New buildings should not adversely affect neighbouring properties by seriously reducing the amount of daylight...” is too vague when used in decision-making. It is suggested that ‘seriously’ be replaced by ‘ significantly ’ and the second part of the sentence referring to the obstruction of the path of direct sunlight be removed as this is not practical to measure, especially given the character of the large gardens within the neighbourhood area.	This has been amended accordingly.	Sentence now reads “New buildings should not adversely affect neighbouring properties by significantly reducing the amount of daylight available through windows.”
		Paragraph 6.8 – suggest additional wording to paragraph as follows: “This must not be in such a way that it has a detrimental impact on the Conservation Area or appearance of Little Aston Park”.	This has been amended accordingly.	Paragraph 6.8 has been amended.

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Ref.	Name of body/ 'Resident'	Representation	Response by Parish Council	Amendment to Plan
		Policy LAS4 – support the reference within the policy to the design code. Suggest adding a reference to the Conservation Area and the statutory requirement to preserve or enhance this.	This has been amended accordingly.	Policy LAS4 (C) includes the addition of 'and conform with the statutory duty of local planning authorities with regards to Conservation Areas.'
		Paragraph 8.9 – suggests this be reworded slightly to make clear that were a location identified for an additional community building within the Green Belt then this would be subject to either the 'very special circumstances' test if a planning application were submitted whilst the land remained designated Green Belt or that were a site to be identified then a future review of the neighbourhood plan could seek to remove the site from the Green Belt which would be subject to the 'exceptional circumstances' test.	This has been amended accordingly.	Additional text has been added in relation to paragraph 8.9.
		Paragraph 9.2 - suggest the final sentence is amended as follows: "Planting should not simply consist of trees but a range of shrubs and grasses too and should seek to include a mix of native and climate-change resilient species ".	This has been amended accordingly.	Paragraph 9.2 has been amended.
		Policy LAS8 – As above, suggest amending the policy wording to refer to the ' very special circumstances ' test which relates to decision-taking on a planning application rather than the 'exceptional circumstances' test which is for plan-making as the plan does not seek to modify the boundary of the Green Belt.	This has been acknowledged and amended accordingly.	Policy LAS8 updated to reflect the 'very special circumstances' test.
		Policy LAS9 – Point 'A' of the policy which requires all development proposals to delivery biodiversity net gain on site does not allow for the use of off-site approaches such as purchasing of biodiversity units from habitat banks, statutory credits from natural England or use off site provision where it a net gain cannot feasibly delivered on site. Suggest the following be added to the end of the paragraph: "...expected to deliver biodiversity net gain on site or the use of off-site approaches where appropriate. "	This has been acknowledged and amended accordingly.	Additional text has been added to point 'A' of Policy LAS9.
		Paragraph 10.6 – any changes to the extent of the Conservation Area are a matter for the district council, as such suggest amending the final sentence of the paragraph as follows: "...any future proposals to amend the Conservation Area, including to include Claverdon Park, would be supported by the Parish Council. However, any such decision is a matter for the local plan authority. "	This has been amended accordingly.	Additional text has been added to paragraph 10.6 to reflect the local plan authority.
2.	Staffordshire County Council	In paragraph 7.1 the Neighbourhood Plan suggests that due to car dominance there are perceived safety concerns for	The point is noted but the NP Steering Group recognises that	No amendments necessary

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		pedestrians and cyclists, however the Neighbourhood Plan does not suggest how these can be addressed through schemes and proposals.	most possible solutions to highway safety issues for pedestrians are not planning policy matters. The Parish Council would wish to continue a dialogue with SCC regarding these issues.	
		The three walking and cycling routes that have been identified in the Neighbourhood Plan are more for leisure and recreational purposes. Whilst the County Council is supportive of including such routes for mental health and well-being, they are not brought about to facilitate new development in the Neighbourhood Plan area. Therefore, it is unlikely that they would be included as schemes within the forthcoming revised Local Transport Plan currently being written by the County Council.	This point is noted.	No amendments necessary.
		The Plan identifies a couple of potential circular walking and cycling routes around the village which could benefit residents. However, there is no detail regarding the actions required to make this happen e.g. permission from local landowners. It is also not clear whether any routes that do not follow existing definitive lines would be permissive or whether there is an aspiration to make them into definitive routes.	Para 7.3 identifies that the Parish Council will work with landowners to deliver improvements. The identified routes are indicative and, in working with landowners, precise routes would be identified.	No amendments necessary.
		The Plan does not recognise the need to improve accessibility on existing public rights of way, e.g. by encouraging developers and landowners to remove barriers to such sites.	Whilst the principle is recognised, this was not an issue raised by the community.	No amendments necessary.
		There is limited detail regarding equestrians within the plan area, although the Little Aston area is limited in horse riding provision and without the creation of new bridleways such improvements would be very difficult.	This has been acknowledged. This was not an issue raised by the community.	No amendments necessary.
		It is noted that policy LAS6 strongly supports the provision of a bus stop to the north side of Aldridge Road. The land in this location is not under the ownership of Staffordshire County Council, therefore this is not deliverable unless this were to change in future and the land was to be dedicated as Highway.	This is acknowledged. Other nearby locations could be explored and the policy provides necessary flexibility. The supporting text will be amended to reflect this issue.	Final sentence of para 7.8 amended to read, '...outside the electricity sub-station, although this is not currently under the ownership of the highway authority which would be required to deliver a new bus stop. Other alternative locations nearby should also be explored.'

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		Paragraph 7.15. states that a need for a pedestrian crossing along Walsall Road has been identified. A feasibility study is required to determine what provision, if any, is appropriate and deliverable. The neighbourhood plan would need to identify funding for this to proceed.	Noted.	New sentence added at the end of para 7.15 to read, 'A feasibility study is required to determine what provision is appropriate and deliverable.'
		An understanding the issues faced by pedestrians and cyclists on the local unclassified network is required before determining whether a quiet lane is the appropriate design solution.	Noted. Para 7.18 identifies the need to work with SCC on these matters, which would include such an assessment.	No amendments necessary.
		The proposed development stipulated in policy LAS8 would sit adjacent to an existing recreation ground and school. The community facilities should be designed to blend unobtrusively into the landscape, and any lighting should be sensitively designed so as to not increase light pollution.	This has been acknowledged.	No amendments necessary.
		Concerns regarding wording within the relevant policy justification in relation to renewable energy and energy efficiency measures (sections 9.8 and 9.9), and Policy LAS11. The wording regarding solar panels and double glazing in listed buildings and Conservation Areas, could be misconstrued by developers/landowners into believing that these are acceptable without the need for appropriate planning/listed building applications and heritage statements. Recommends amendment of wording to ensure that the Neighbourhood Plan is compliant with local and national policy and legislation.	This has been acknowledged and amended.	An additional paragraph has been added, stipulating 'However, any proposals for solar panels in the Conservation Area, or on listed buildings, must be accompanied by appropriate planning or listed building applications and heritage statements to ensure compliance with local and national policy and legislation.'
		Sufficient signage is important for orientation. This needs to be clear and designed in context with the setting. Minimal signage at critical/specific locations is preferred as too many signs can create a cluttered appearance and become confusing.	This has been acknowledged.	No amendments necessary.
		Overall, if the community have existing concerns over road safety, they should use the appropriate measures/processes currently in place to report these. These will be picked by the relevant teams at the County Council and addressed as necessary. Evidence of non-compliance of speed is required in the first instance and community measures should be considered before looking at road safety measures.	This has been acknowledged.	No amendments necessary.
3.	Natural England	Advises that on the basis of the material supplied with the consultation, that significant effects on statutorily designated nature conservation sites or landscapes are unlikely.	This has been acknowledged.	No amendments necessary.

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		If the plan changes, in further stages of the process, it may be necessary to re-screen the plan and Natural England should be consulted at that stage.		
		Recommends that advice is sought from ecological, landscape and soil advisers, local record centre, recording society or wildlife body on the local soils, best and most versatile agricultural land, landscape, geodiversity and biodiversity receptors that may be affected by the plan before determining whether a Strategic Environmental Assessment is necessary.	This has been acknowledged.	No amendments necessary.
4.	Environment Agency	Notes that much of Little Aston Parish lies within Source Protection Zone (SPZ) 3 and upon a Principal Bedrock Aquifer. Whilst development within SPZ3 is not considered unacceptable, it is advised to view the groundwater section of the Environment Agency's Groundwater Protection Position Statement.	Noted	No amendments necessary.
		Notes that matters relating to surface water (pluvial) flooding should be discussed with Staffordshire County Councils drainage team as the Lead Local Flood Authority (LLFA).	Noted	No amendments necessary.
5.	Savills (on behalf of St Phillips)	As part of the emerging proposals for the development of land north of Little Aston, it is proposed to provide a pedestrian and cycle connection between the existing Public Right of Way on Aldridge Road through to the further Public Right of Way north of Forge Lane. This would resolve the existing gap between the two Public Rights of Way, and present opportunities for the delivery of further circular walks in line with the objectives of the Neighbourhood Plan Review,	Noted	No amendments necessary.
	Savills (on behalf of St Phillips)	Proposals for the development of land north of Little Aston would provide further pedestrian and cycle connections across Aldridge Road and through the site.	Noted	No amendments necessary.
	Savills (on behalf of St Phillips)	In relation to Policy LAS7, a key constraint a key constraint to establishing this quiet lane is the location of Little Aston Primary Academy on Forge Lane. Through discussions with the school and Staffordshire University Academies Trust (SUAT), we understand that there is an existing safety and amenity issue during school drop-off and collection times, whereby large volumes of vehicles access Forge Lane which does not have sufficient capacity or turning opportunities to facilitate this. The school have also informed us that they are over-subscribed for the existing 1-form-entry provision, with no ability to expand the existing building (which is now 100 years old) at its existing Site.	Noted.	No amendments necessary.
	Savills (on behalf of St Phillips)	Although the development of proposals is at an early stage and full details cannot yet be confirmed, St Philips propose to provide	Noted.	No amendments necessary.

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		land for a new 2-form-entry primary school, to be situated within the proposed development north of Little Aston. Whilst a replacement school would bring significant community benefit and allow the school to expand, locating this provision within the development would also direct traffic away from Forge Lane. The proposals would also ensure that sufficient walking and cycling routes were provided to the school in order to encourage pedestrian access and discourage vehicles as far as possible.		
	Savills (on behalf of St Phillips)	Issue of safety for pedestrians (particularly school children) crossing Walsall Road / Aldridge Road to be an important consideration. St Phillips are exploring options for providing crossing facilities as part of the development proposals, noting that this could align with the aspirations of paragraph 7.15 of the draft Neighbourhood Plan Review.	Noted.	No amendments necessary.
	Savills (on behalf of St Phillips)	<p>Objection to Policy LAS9 as it is currently worded. It is noted that the requirement to deliver 10% Biodiversity Net Gain is already a legal requirement for planning applications submitted from February 2024 onwards. However, part A of the policy, as written, states the following: <i>“In particular, developments required to deliver measurable biodiversity net gain (a minimum of 10%) and that propose the removal or reduction of existing habitats will be expected to deliver biodiversity net gain on site”.</i></p> <p>The above wording is considered to be contrary to paragraph 186(a) of the NPPF, which sets out the mitigation hierarchy which should be followed if it is concluded that significant harm to biodiversity would result from a proposed development. Planning Practice Guidance also supports this, stating that decision makers should consider broadly whether proposals to achieve BNG as part of development create “the appropriate balance expected between onsite gains, offsite gains and the use of statutory biodiversity credits for the development, taking account of the Biodiversity Gain Hierarchy”. The Biodiversity Gain Hierarchy is set out in Section 37A of the Development Management Procedure Order 2015 which states that providing on-site BNG should be the priority action, followed by off-site enhancement and the purchase of biodiversity credits as a last resort.</p> <p>Whilst we support the overall aim of achieving a minimum 10% Biodiversity Net Gain in line with the provisions of Schedule 7A of</p>	This has been amended.	Policy LAS9 (A) now reads, ‘A. All development proposals should aim to protect existing habitats and species, including hedgerows and mature trees. In particular, developments are required to deliver measurable biodiversity net gain (a minimum of 10%), and should prioritise on-site enhancements where feasible and appropriate. However, where on-site delivery is not achievable, off-site biodiversity enhancements or statutory biodiversity credits can be utilised in accordance with the biodiversity gain hierarchy set out in the NPPF.’

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Consultation Statement

Ref.	Name of body/ 'Resident'	Representation	Response by Parish Council	Amendment to Plan
		<p>the Town and Country Planning Act 1990 (as amended), we consider that the expectation set out in Policy LAS9 for net gain to be delivered on-site to be in conflict with the national policy set out above which confirms that off-site BNG provision can be acceptable.</p> <p>In summary, at present we consider that the policy does not comply with the basic conditions set out in Planning Practice Guidance², specifically condition (a) which requires Neighbourhood Plans to have regard to national policies and advice. We suggest that the express requirement to deliver on-site BNG is re-worded to rectify this.</p>		
6.	Local Resident	States that the planning proposals for housing on Little Aston Lane are very disconcerting, as they will increase traffic problems on the road. This will also see the loss of greenbelt land and drastically effect local wildlife.	Noted. The Neighbourhood Planning Review does not allocate land for any such development.	No amendments necessary.
7.	Local Resident	Pedestrians crossing roads at Blake Street / Clarence Road / LA Lane / Rosemary Hill Road are at serious risk of being run-over.	Noted	No amendments necessary.
8.	Local Resident	The side of 124 Blake Street footpath is getting more narrow due to hedgerow encroaching onto the path, making it tight to pass anyone.	Noted	No amendments necessary.
9.	Local Resident	Add proposal for pedestrian interval on the main crossing lights at Little Aston Lane/ Rosemary Hill Road.	Noted. This is already identified in para 7.13.	No amendments necessary.
10.	Local Resident	<p>Road issues include:</p> <ul style="list-style-type: none"> - Access from the main road to the school is becoming increasingly difficult due to the large potholes both in the road and on the pavement; - Some form of traffic calming between the school and main road; and - Increasing large number of branches falling off the oak tree adjacent to no.13. This will become a worse problem for the access and health and safety issues for children attending the local primary school. 	Noted. These issues should be followed up with Shenstone Parish Council.	No amendments necessary.
11.	Local Resident	In relation to the quiet lane it is considered whether any traffic calming measures could be implemented, such as road narrowing / give way to slow traffic down, or speed bumps.	Noted. However the purpose of a Quiet Lane is to slow the traffic without the need for physical changes to be made.	No amendments necessary.

