

Newcastle Great Park Revised Master Plan and Sustainability Appraisal

Statement of Consultation and Representations

March 2006

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1.0 Newcastle Great Park

- 1.1 This statement of community involvement is considered to be in accordance with Newcastle City Council's Draft Statement of Community Involvement (14 June 2005).
- 1.2 This statement sets out how the community has been involved in the development and production of the Supplementary Planning Document (SPD) for Newcastle Great Park, in order to ensure a transparent and open planning process. It is separated into two sections, one covering the consultation process for the Draft Revised Master Plan and one covering the consultation process for the Sustainability Appraisal.

2.0 Newcastle Great Park Revised Master Plan Consultation

Throughout the production stages of the SPD there has been a thorough consultation process undertaken by the Local Planning Authority to ensure that public participation requirements as set out in the Town and Country Planning (Local Development) (England) Regulation 2004 have been met. The Revised Master Plan underwent two main rounds of public consultation, one in July 2005 and another in December 2005 – January 2006. Both of these consultation exercises are outlined in the following sections.

The steps taken to ensure effective community involvement are explained below:

2.1 Where was the Draft Revised Master Plan made available for viewing?

The Draft Revised Master Plan was made available for residents and the general public to view in the following locations:

	Opening Hours
City Library Princess Square Newcastle upon Tyne NE99 1DX	Monday 9 am – 8 pm Tuesday 9 am – 8 pm Wednesday 9 am – 8 pm Thursday 9 am – 8 pm Friday 9 am – 5 pm
Gosforth Library Regent Farm Road Gosforth Newcastle upon Tyne	Monday 9am – 8pm Tuesday 9am – 5pm Wednesday 9am – 5pm Thursday 9am – 8pm

NE3 3HD	Friday 9am – 5pm Saturday 9am – 5pm Sunday 10am – 2pm
Civic Centre Customer Service Centre Civic Centre Sandyford Road Newcastle upon Tyne NE1 8PU	Monday to Friday 8:30am to 4:30pm
Newcastle City Council Website www.newcastle.gov.uk/ldf	Not Applicable

2.2 Which bodies were consulted and how?

2.2.1 Residents

A special edition of the Great Park News, outlining the draft revised Master Plan proposals and giving a general update to the development of the Great Park, was issued to 4755 households in and surrounding the Great Park in July 2005. Additional letters were sent to these residents in December 2005 notifying them of the opportunity to comment on the Sustainability Appraisal which also provided them with an extra opportunity to comment on the Draft Revised Master Plan.

2.2.2 Other Members of the Public

Public exhibitions were displayed at Gosforth library, Hazlerigg Village Hall, St Johns Church, Kingston Park, Newcastle Falcons Rugby ground and at Newcastle Civic Centre over a period of two weeks during July 2005. Members of the public were given the opportunity to comment on the proposals through returning comment/feedback forms via freepost, or by contacting officers via post, telephone or e-mail.

2.2.3 Councillors, Residents and Members of the Public

The draft SPD and a report on any consultation responses received was taken to the Outer West, Gosforth & North Newcastle and North Central Area Committees between November 2005 and January 2006. Opportunity was made for councillors and attendees to comment upon the proposals and arrange to discuss any details further with Council Officers.

2.2.4 Statutory Organisations and Stakeholder Consultation

A number of Organisations and stakeholders were informed of the consultation exercises and were given the opportunity to comment on the

Draft Revised Master Plan in both July and December 2005. The stakeholders and organisations consulted are listed below:

Government Office of the North East
Environment Agency
Coal Authority
Health and Safety Executive
Newcastle International Airport Ltd
Transco
Northumberland and Newcastle Society
Sport England
Northumberland Water Ltd
DEFRA
English Nature
Northumberland Wildlife Trust
Forestry Commission
Newcastle Disability Forum
Chief Fire Officer
Doug Henderson Member of Parliament

2.3 What were the main issues arising from this consultation?

2.3.1 Residents' feedback

In total, 21 feedback forms and 4 emails covering a number of issues were returned by members of the public.

Traffic

The majority of concerns raised from the consultation were regarding increased traffic created by the development. Concerns were particularly based around the potential for increased traffic on Kingston Park Road and the increase in noise generated by this traffic. There was general support for the A1 widening to take the extra traffic away from Kingston Park Road to help resolve traffic problems in the area. Concerns were also raised in relation to Great Park residents using Kingston Park for their main retail needs therefore increasing traffic on roads that are considered to be already congested. Support was raised from one response in favour of the round-about rather than T-Junction as it was felt the roundabout would allow traffic to flow and could be regulated, if necessary, at a later date by peak hour traffic signalling. However, another response favoured the T-junction over an 'extremely large' roundabout. There were mixed views on the provision of traffic lights at Windsor Way.

Housing Mix

A large proportion of comments received related to the mix of housing available in the Great Park. It was felt that there should be a wide range of housing in terms of size, type and price to allow people to upgrade and downgrade according to circumstances. The need for affordable houses for first time buyers was also emphasised. Some clarification was requested on details of affordable housing, including sheltered accommodation and nursing home, in terms of the number proposed and their location.

Greenfield Land

A small number of responses had concerns over the large scale of development on greenfield land. It was felt that this would spoil the countryside and wildlife in the area and that the area would become over developed. There was concern that the number of houses built in phase I appeared to be much greater than those stated on the original plans and that the proposed “lake” (i.e. the SUDS wetland in Cell H) is not as large.

School

There was some support for the provision of a new secondary school (preferably in Cell G) due to the over allocation of pupils in other secondary schools nearby. However one response was against the provision of a school as they felt it was a waste of public money.

Employment

Concern was raised over the lack of development of employment opportunities.

Leisure provision

There was support for the provision of public leisure facilities, including a swimming pool, not just private provision.

Renewable Energy

One response raised the issue of the use of renewable energy in both the residential Cells and business park of the development. It was noted that all houses need solar panels and that the business park and community facilities should have green roofs for displaced larks looking for nesting space.

Flooding

There were two responses relating to flooding issues. It was felt that the new development would cause additional flooding, as in the recent situation at Fawdon, and there was some concern over the amount of water draining into the Ouseburn.

The lack of officer attendance at the exhibitions was noted on one of the postal feedback forms.

2.3.2 Stakeholders' and Organisations' feedback

There were a small number of responses to the consultation from Agencies and Organisation.

Coal Authority

The Coal authority reiterated the high possibility of unknown Coal Mines in the developable area and to reinforce the need for the developer to ensure a Coal Mining report is obtained from the Coal Authority before any development occurs.

Global Urban Research Unit, University of Newcastle Upon Tyne

Comments were raised in terms of neighbourhood design and detail of separation distances between the neighbouring houses in Cell G. It was noted in this response that neighbours should be attached physically and shared open space should be semi-private. However a response was given stating that the layout of Cell G had been designed by the developers in consultation with the Council and that the main reason for the design was the decrease in housing density and that these houses are aimed at a different housing market.

Voluntary Arts England

Interest was raised by the England Coordinator for the Voluntary Arts England in exploring cultural provision for the development. Voluntary Arts England is part of a UK and Republic of Ireland wide organisation whose mission is to promote participation (voluntarily) in the arts and crafts as a means to creating an inclusive, healthy and fulfilled civil society. They believe that culture, heritage and tourism are all interlinked, are a major driving force in economic regeneration, and should be promoted through our best assets - the people themselves. Although no response has yet been given to the above interest it is recognised as an important opportunity to work with an organisation to help provide the best facilities possible in the community heart of the Great Park. The organisation's contact details have been passed to the Council's Public Arts Officer.

Government Office

The Government Office has questioned the status of the revised Master Plan, and has acknowledged the intention of the document to achieve a better overall development, for example, in terms of more detailed aspects relating to design and energy efficiency. A meeting has been arranged with the Government Office to clarify the situation and agree the process.

Scouts Association

The Scouts Association District Commissioner raised interest in starting Scouting for 6 to 18 year old males and females in the Great Park.

Sport England

Sport England have written in general support of the Revised Master Plan's provision of facilities to be offered including:

Indoor sports hall

Playing fields, including a multi-purpose all weather surface football pitch, two full-sized outdoor grass football pitches combined with a cricket square

Changing facilities (including car parking and ancillary facilities) to service the sports pitches

A commitment in providing sites for the two schools within Cell F to require community use of the playing fields.

They also agreed that with the addition of the Artificial Turf Pitch that the degree of financial investment required by the Master Plan is in line with Sport England expectations. It was commented that it would be prudent to match the number of changing rooms with the increased sports pitch provision so that two additional teams could be accommodated.

Amendments to the section dealing with Social, Community and Recreation facilities were also suggested the bringing in line with and referring to Sport England's Technical Guidance Notes.

Sport England also mentions the importance of Sport provision and opportunities for employment development and, with this in mind, suggest that the following points are supported within the Great Park:

- i) there are good linkages between the employment areas and the indoor and outdoor sport facilities at the local centre;
- ii) the footpath and cycle network also offers the opportunity for employees recreation;
- iii) business premises are encouraged to provide showering facilities for employees who exercise as part of their daily work routine (this would tie in with Green Travel Plans)

as recognised in the Master Plan, the private sector is encouraged to provide health and fitness facilities as part of the employment environment.

2.4 Changes made to the Master Plan following consultation

Several minor changes have been made to the Master Plan following the consultation exercise. The following are the major alterations:

- 2.4.1 **Para 4.11:** this explanatory note accompanies policy NGP8, which links the NGP with inner city regeneration, and amends the emphasis of the policy to reflect the work that the Council is undertaking as part of the Bridging NewcastleGateshead Partnership. It recognises the need to focus inner city development in this area, rather than the more loosely defined “inner city wards” that was included within the original Master Plan.
- 2.4.2 **Policy NGP9:** this is one of the three additional policies within the revised Master Plan. It aims to ensure that the development complies with the Council’s waste management policies as individual cells are planned. This could involve ensuring that each dwelling has space to incorporate facilities for kerb-side collections. Alternatively, neighbourhood recycling collection points could be provided. The delivery mechanism for such facilities will need to be negotiated as part of the consideration of detailed plans for the cell.
- 2.4.3 **Former Policy NGP34:** this policy required funding to employ a ranger to assist in the management of the strategic open space. The Acting Parks and Countryside Manager considers that this post is no longer required. The strategic open space in the main part of the Great Park, i.e. to the west of the A1, is proposed to become the responsibility of a Management Company that will be set up by the Consortium. The Council will have to agree the set up and operation of the company, and will therefore be able to retain an influence over the management of the area. The requirement for a ranger has therefore been deleted from the revised Master Plan.
- 2.4.4 **Policies NGP35-39 inclusive:** the development of community facilities within the local centre has been the subject of considerable debate. A report that identifies options for this is included on the agenda for the NGP Advisory Committee meeting on 10 April 2006. The policies in the Master Plan have been amended to reflect the need to consider the both the Capital and Revenue implications when examining options for development of future Council assets.
- 2.4.5 **Policy NGP42:** the second new policy in the revised Master Plan requires the developers to provide land for the development of allotments, in accordance with the Council’s emerging Allotment Strategy. The housing

- developed in Cell F will be of higher density than elsewhere in the Great Park, and there will be limited opportunities for private gardens. The opportunity needs to be created for allotments to be created in fairly close proximity, in accordance with national standards and the Council's emerging strategy.
- 2.4.6 **Policy NGP46:** the Catholic Diocese has decided that it no longer requires a new school in the Great Park, therefore the policy requiring one has been deleted. The funding that has been allocated to this school in the Section 106 Agreement will be allocated to other elements of the development.
- 2.4.7 A new Policy NGP46 has been drafted to reflect the requirement for the development of child care facilities for pre-school age children. The policy will ensure that the site for such a facility will be accessible from the First School, but also enables a second site to be incorporated into the development, if required. The Council will work in partnership with the developer to ensure that provision is in accordance with its own policies and requirements.
- 2.4.8 **Para 14.2:** the development of retail floorspace to serve the Great Park, along with community and other facilities commonly found in successful neighbourhood centres, is recognised as a major element in the creation of a new sustainable community. This supportive text reflects the requirement to increase the level of floorspace from that allowed under the existing outline planning consent. The level of this increase must reflect recent retail analysis, so that the new centre will serve local residents through the development of a lively and attractive community hub.
- 2.4.9 **Policy NGP53:** the policy concerning pedestrian and cycle routes is now supported by the incorporation of a new plan. The plan – entitled Map 5 at the end of the Master Plan – contains all strategic routes, including pedestrian, cycle, bridleways and public transport. The plan itself will inevitably change over time as the routes are planned in detail, but the general alignment has been agreed with the Consortium. The Newcastle Cycle Forum has been involved in the production of the plan, and their views have influenced the agreed alignment.
- 2.4.10 **Policy NGP57:** the requirement contained in the original Master Plan for the widening of Kingston Park Road needs to be re-worded. The Consortium has offered to assist with any future plans that may emerge to further develop the Spine Road, and how it will link to the strategic highway network. For example, if the Kenton Bankfoot by-pass is

developed, the widening of Kingston Park Road may not be required. However, the policy still recognises that the widening may still be needed, and therefore now reflects both potential eventualities.

3.0 Sustainability Appraisal Consultations

3.1 Where was the Draft Sustainability Appraisal Scoping Report made available?

A separate exercise was undertaken for the consultation for NGP Sustainability Appraisal. The Sustainability Scoping Report was made available on the Council's website and sent to a number of organisations.

3.2 Which bodies were consulted?

Blyth Valley Borough Council
Campaign to Protect Rural England
Castle Morpeth Borough Council
Coal Authority
Countryside Agency (statutory)
Department for Transport (DFT) c/o GONE
English Heritage (statutory)
English Nature Northumbria Team (statutory)
Gateshead Council
Government Office for the North East (GONE)
Health and Safety Executive (HSE) for Yorkshire and North East
Highways Agency
Newcastle International Airport Ltd
Newcastle Partnership
North East Assembly
North East Chamber of Commerce
North East Civic Trust
North Tyneside Council
Northumberland and Newcastle Society
Northumberland County Council
Northumberland Wildlife Trust
Northumberland, Tyne and Wear Strategic Health Authority
One NorthEast
South Tyneside Council
Sport England North East
The Environment Agency - Northumbria Area (statutory)
Tyne Bridge Friends of the Earth

3.3 How did we consult these bodies?

The scoping report was sent to four statutory consultees and a number of Local Authorities and organisations for comment. These groups were

given from the 19 October 2005 to the 23 November 2005 to comment on the document. The scoping report was also made available on the Council's website at www.newcastle.gov.uk/ldf. Comments received to the scoping exercise are outlined in the section below and in more detail in the final Sustainability Appraisal Report.

3.4 What were the main issues arising from this consultation and how have these main issues been addressed in the Draft Final Sustainability Report?

These are outlined in detail in the Final Sustainability Appraisal Report. Please see **Table 4.2: Responses from Consultees to the Draft SA Scoping Report**.

3.5 Where was the Draft Final Sustainability Report made available?

The Draft Final Sustainability Report Consultation was completed in parallel with the second round of consultation for the Revised Draft Master Plan in December 2005 – January 2006. Letters were sent to over 4500 residents in and around Newcastle Great Park notifying them of the Draft Master Plan and Sustainability Appraisal. The letter outlined the consultation period and that the document would be available on request or to view at the following locations:

City Library
Princess Square
Newcastle upon Tyne
NE99 1DX

Opening Hours

Monday 9 am – 8 pm
Tuesday 9 am – 8 pm
Wednesday 9 am – 8 pm
Thursday 9 am – 8 pm
Friday 9 am – 5 pm

Gosforth Library
Regent Farm Road
Gosforth
Newcastle upon Tyne
NE3 3HD

Monday 9am – 8pm
Tuesday 9am – 5pm
Wednesday 9am – 5pm
Thursday 9am – 8pm
Friday 9am – 5pm
Saturday 9am – 5pm
Sunday 10am – 2pm

Civic Centre Customer Service
Centre
Civic Centre
Sandyford Road
Newcastle upon Tyne
NE1 8PU

Monday to Friday 8:30am to
4:30pm

Newcastle City Council Website Not Applicable
www.newcastle.gov.uk/ldf

3.6 Which bodies were consulted?

The following bodies were consulted in the December 2005 round of consultation:

Blyth Valley Borough Council
Campaign to Protect Rural England
Castle Morpeth Borough Council
Coal Authority
Countryside Agency (statutory)
Department for Transport (DFT) c/o GONE
English Heritage (statutory)
English Nature Northumbria Team (statutory)
Gateshead Council
Government Office for the North East (GONE)
Health and Safety Executive (HSE) for Yorkshire and North East
Highways Agency
Newcastle International Airport Ltd
Newcastle Partnership
North East Assembly
North East Chamber of Commerce
North East Civic Trust
North Tyneside Council
Northumberland and Newcastle Society
Northumberland County Council
Northumberland Wildlife Trust
Northumberland, Tyne and Wear Strategic Health Authority
One NorthEast
South Tyneside Council
Sport England North East
The Environment Agency - Northumbria Area (statutory)
Tyne Bridge Friends of the Earth

3.7 How did we consult these bodies?

The bodies and organisations above were e-mailed notifying them of the location of the Sustainability Appraisal and Master Plan on the Newcastle City Council website. The four statutory consultees were sent hard copies of the documents and were given six weeks to return any comments on the report.

3.8 What were the main issues arising from this consultation and how have they been addressed in the Final Report?

The main issues and responses raised are outline in **Table 4.4 (Responses from Consultees to the Draft Final SA Report)** of the Final Sustainability Appraisal Report.