



10<sup>th</sup> October 2023

Andrew Ford  
Senior Planning Officer (Policy)  
Malvern Hills and Wychavon District Councils  
Civic Centre  
Queen Elizabeth Drive  
Persnore  
WR10 1PT

By e-mail

Dear Andrew,

**Welland Neighbourhood Planning Working Group (NPWG) Comments on the Welland Neighbourhood Plan Reg. 16 Consultation Representations.**

The NPWG would wish to thank the Examiner for the opportunity to comment on the representations received in response to the Regulation 16 consultation on the submitted Draft Neighbourhood Plan (“The Plan”).

The NPWG is providing the responses to the representations on behalf of Little Malvern and Welland Parish Council, the Qualifying Body. We have identified representations from 18 bodies or individuals and have responded at three levels.

Level 1. Respondents’ comments are marked as “noted”. We have no comments to provide in response and have no suggested action required.

Level 2. Responses to respondents’ comments are set out in a numbered schedule that is presented in a separate file. Some responses suggest changes or amendments to the Plan that might be considered by the Examiner while some responses provide a rationale for the Plan to remain unamended in respect of the particular representation.

Level 3. Responses to the two representations from Debbie Brookes are summarised in this cover document.

<b>Representation</b>	<b>NPWG Response</b>
001 Castlemorton Parish Council	Noted
002 Natural England (1)	Schedule 002
002 Natural England 16 Policy (2)	Schedule 002
003 Ashley Fawke	Schedule 003
004 Environment Agency Part 1	Noted
004 Environment Agency Part 2	Noted
005 McLoughlin Planning Part 1	Schedule 005
005 McLoughlin Planning Part 2	Schedule 005
006 Michael Jones (Fosse Planning)	Schedule 006
007 Worcestershire County Council Part 1	Schedule 007
007 Worcestershire County Council Part 2	Schedule 007
008 James Shackley	Schedule 008
009 Cerda Planning (Michael Robson)	Schedule 009
010 L and S McGeorge	Schedule 010
011 Historic England	Noted

012 Roger Cousins	Schedule 012
013 MH AONB Unit 2	Schedule 013
014 Severn Trent	Schedule 014
015 Coal Authority	Noted
016 Joanna Hindle (NHS)	Noted
017 WDC and MHDC	Schedule 017
018 & 019 D. Brookes	Summarised below

Please note that the response to 002 Natural England (1) and (2) has been discussed with and agreed by Malvern Hills District Council as it concerns the HRA screening opinion for which they are responsible and a policy requirement in the emerging SWDPR.

#### Representations 018 and 019 - Summary

The first representation from Debbie Brookes who, as DB Land and Planning Consultancy Ltd is the agent acting for the landowner of Policy H4's Housing Allocation site, was to advise the Parish Council that the landowner no longer wished for the site to be considered available for consideration in the Neighbourhood Plan. The second was to advise that the landowner's decision had been reversed and they now wish to restate its availability as a housing site in the Plan. They also reiterated their drive to deliver affordable housing for the village.

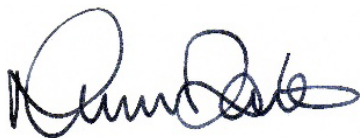
Taken together, the representations not only restore the site as available but the comments in the second correspondence, alongside the fact the decisions were made in the context of the submitted Plan and the policies prescribing the conditions for its inclusion, underpin the deliverability of the site for affordable housing.

The NPWG, on behalf of the Parish Council, requests that this cover letter and our schedules setting out our responses to the comments are forwarded to the Examiner and are posted appropriately. We trust that the responses will provide the required information to the Examiner but would be happy to respond to any further enquiries or requests for clarification.

#### Attached Schedules File

Containing 12 schedules 002, 003, 005, 006, 007, 008, 009, 010, 012, 013, 014, 017.

Yours sincerely



Mick Davies

Chair, Little Malvern and Welland Parish Council  
Chair, Neighbourhood Planning Working Group

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David Sharp

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