

Rev Robert Anthony Readshaw,



**South Staffs Local Plan
Publication Plan Regulation 19
Spring 2024**

Thank you for the opportunity to comment on the above, As a resident of a [REDACTED] to Green Belt land in South Staffordshire I have the following comments to make

First of all I agree that the Local Plan is legally compliant, sound and complies with duty to co-operate.

1.7 Following the declaration by the Council of a climate emergency in 2019 it seems one way of mitigating Climate change is through the strategic planning responsibilities. I agree that the local plan is one way to encourage sustainable patterns of development, promote carbon resilient design and protect the natural environment.

1.8 I agree that the Council follows the revised NPPF (December 2023). By a policy of favouring sustainable development as a priority this would impact climate change locally and worldwide, mitigating its effects

1.9 When planning new developments it make sense to site these in relation to those places that have access to facilities and public transport found in and around the larger villages or can be added to.

1.17. I agree that the changes in national policy as in the revised NPPF (December 2023) should be reflected by the council in updating the local plan especially to reflect the protection of the Green Belt. This would preserve green spaces for future generations and help to mitigate climate change.

I note in the glossary Section J the Green Belt is: a statutory planning designation for open land around certain cities and large built-up areas, which aims to keep land permanently open or largely undeveloped.

The purposes of Green Belt are to:

- check the unrestricted sprawl of large built up areas;
- prevent neighbouring towns from merging;
- safeguard the countryside from encroachment;
- preserve the setting and special character of historic towns; and
- assist urban regeneration by encouraging the recycling of derelict and other urban land.

2. 8 I Agree that larger villages (tier 1) are assessed as having greater access to services and public transport. Tier 4 villages are assessed as having the lowest access. Those villages in Tier 5, such as Lower Penn, that have no access to services and facilities are not suitable places for development.

3.7I agree the District should plan firstly for its own properly assessed need for housing and other developments and contribute to the needs of neighbouring areas, which I believe the Government have amended, will ensure that it does not result in Green Belt release.

5.3 The development of Brownfield sites should be a priority when considering applications for planning permission and should encourage neighbouring authorities to follow suit.

Yours sincerely

Robert A Readshaw