



Greater Norwich Local Plan Team

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Co. Reg. No. 5677777

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Dear Sir or Madam,

Greater Norwich Local Plan Regulation 18 Consultation, Site Proposals Consultation Document: Comment in relation to site Reference HNF3 (GVA reference BA14), allocated for employment uses adjacent to Abbey Farm Commercial Park, Horsham St Faith.

Introduction

On behalf of our client, Horsham Properties Ltd, this letter comprises our representations in response to the Greater Norwich Local Plan Regulation 18 Consultation, 'Site Proposals Document' published January 2018.

These representations specifically relate to Site Reference HNF3 (GVA reference BA14) - Land at Abbey Farm Commercial Park, Horsham St Faith, that is allocated for employment uses within Broadland District Council Site Allocations Development Plan Document (2016).

In summary, the site owners support the incorporation of the existing employment allocation (Site Reference HNF3) within the Greater Norwich Local Plan but request that the settlement boundary of Horsham St Faith is extended to encompass this site allocation.

Background

Broadland District Council's Site Allocations Development Plan Document was adopted in May 2016 and allocates sites that are suitable for certain forms of development such as housing, employment, community facilities etc. The document allocates land at Abbey Farm Commercial Park (Approx. 2.9ha) for employment uses (Use Classes B1, B2 and B8).



Greater Norwich Local Plan ‘Site Proposals’ Document

The Greater Norwich Local Plan (GNLP) proposes to incorporate the existing employment allocation (Site Reference HNF3) contained within the Broadland Site Allocations DPD within the GNLP. The site owners support the incorporation of the existing allocation into the GNLP. The site is considered to comply with other policies in the GNLP and the National Planning Policy Framework as it will contribute positively towards meeting the employment needs and job requirements of the area. The allocation represents a non-strategic site which would meet the needs of small, medium and start-up businesses as well as enabling existing local firms to expand and consolidate their operations.

The owner’s intention is to expand the business park onto the allocated site within the next 5 years, with a planning application currently being prepared for the sites development.

Question 1 of the Site Proposals Document invites suggestions to any small changes to development boundaries. Paragraph 2.9 also indicates that “settlement boundaries will be extended to encompass sites eventually allocated for development in the GNLP”. We therefore request that the settlement boundary of Horsham St Faith is extended to include site reference HNF3, to be consistent with the designation of the existing business park, which lies within the settlement boundary, and to acknowledge that the new allocation would complement the form and function of the service village in the same way.

We trust you will find the above and enclosed information to be helpful, please contact Georgina Brotherton or Kathryn Oelman on 01206 835150 if you require any further clarification.

Yours faithfully,

Lawson Planning Partnership Ltd

CC Horsham Properties Ltd