

# Calne Community Neighbourhood Plan

BLACKLAND | BROADS GREEN | CALNE | CALSTONE | DERRY HILL | HIGH PENN |  
LOWER COMPTON | MILE ELM | RATFORD | SANDY LANE | STOCKLEY | STUDLEY

## Time to have your say!



You can read the plan and give us feedback via a survey form using the QR code below or going to our website [www.calnecommunityplan.com](http://www.calnecommunityplan.com)



## Public Consultation Events

23rd February - Calne Town Library 15.30 - 18.30

24th February - Corn Exchange, Calne Town Hall 10.30 - 14.00

2nd March - Lansdowne Hall, Derry Hill 10.30 - 14.00

## What is a Neighbourhood Plan?

Neighbourhood Plans were introduced in 2011 and empower communities to shape the development and growth of a local area. A Neighbourhood Plan is a document that sets out planning policies for an area and can:

- Protect local green spaces
- Encourage better designed places
- Shape new development to genuinely meets local needs

It's written by the local community and once a Neighbourhood Plan is 'made' (or adopted) it has to be consulted when making planning decisions.

A Neighbourhood Plan cannot:

- Stop all development
- Set unreasonable requirements for developers
- Conflict with National Planning Policy Framework or the Wiltshire Core Strategy (or its update, the Wiltshire Local Plan, when it is made)

## Why are we reviewing the Plan?

- As plans become older the weight they hold in planning decisions reduces. Our Neighbourhood Plan was 'made' in 2018 and was one of the early Neighbourhood Plans. As with other plans from this time, it lacked some of the clarity and local evidence that is now recognised as necessary to enforce the policies and make the plan more effective.
- Climate Change has become more urgent as an issue and needs to be addressed across all aspects of the plan.
- Working and shopping habits have changed over the last few years – accelerated by the Covid pandemic.

## What has the current plan achieved?

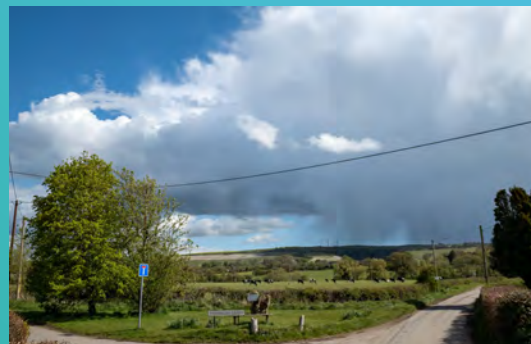
- Because we have a Neighbourhood Plan, the town and parish councils have received 25% of the Community Infrastructure Levy paid by developers, rather than the default 15%. This money has paid for many small projects such as play equipment, additional bus shelters, defibrillators in a range of places across the plan area, refurbishment of community buildings and will pay for improved facilities at The Rec.
- 14 green spaces were granted “designated green space” status – and thereby protected from development.
- Saved at least two green areas from development – Priestley Grove Field and land below Curzon Park.
- 88 affordable homes have been built.
- Placed limitations on some of the plans that have been approved (eg restricted the number of floors of Orchard Lodge – opposite Sainsburys).

## But why have we still had so much new housing?

The Government requires planning authorities (in our case Wiltshire Council) to have a 5 year supply of land for housing. If this is not in place, which it isn't in Wiltshire, then national policy states that there is a “presumption in favour of sustainable development”. This has meant that even when a development is not supported by a Neighbourhood Plan, or by local councils, an appeal is likely to be granted for a development to go ahead. Targets for new housing are set by Wiltshire Council and the draft Wiltshire Local Plan is already allocating sites for development in the Calne area, while this is still being evaluated, this review of the Neighbourhood Plan is not allocating sites for new housing development.

## It's not just about housing..... Protecting Green Spaces

The review of the Neighbourhood Plan has given us the opportunity to protect some of the green spaces which are so highly valued by the community – as demonstrated by the response to our green spaces survey. There are strict criteria for “Designated Green Space” status, but we are putting forward a further 28 areas that we have identified as meeting these. They include:-



- Historic tree lines e.g. Calne Promenade near Holy Trinity Church and Lavender Drive
- The larger Castlefield Country Park, which includes the cycle path, the River Marden and open countryside close to the centre of town
- The Calne Pocket Park and Community Gardens in the centre of town
- Allotments at Beversbrook, Newcroft and Marden Farm
- Copses at Calstone and Derry Hill
- Play areas at Fynamore Gardens, Wessington Park and North End
- Small green spaces in the middle of developments such as Salmons Leap
- Stretches along our waterways, such as Abberd Brook and the Horsebrook Trail

## Design that fits with our locality

In recent years, many new houses have been built with little consideration given to their immediate environment. By producing and adopting a Calne Area Design Code as part of the Neighbourhood Plan, we can have a say in the design of future development. It is a professional technical document, aligned with Wiltshire new draft design guide, which will assist developers to maintain the distinctive features of our area, promote high quality design and reflect the unique characteristics of our area.

The design code covers a whole raft of subjects from construction materials and colour palettes to residential parking, sustainable drainage and maintaining important views.



## And lots more.....

There are also policies about:

- Protecting and enhancing Biodiversity
- Addressing the balance between new housing and employment provision
- Protecting historic assets such as the pig sculptures, .....
- Protecting the pastoral nature and beautiful settings of Calne and Calne Without
- Addressing the problems of air quality, traffic congestion and road safety
- Improving Active Travel networks around the community
- Protecting and Improving community facilities, such as pubs, local shops and post offices

# This is your Neighbourhood Plan and now is your opportunity to be heard!

Please give a few minutes of your time to complete the survey

The public consultation is open until midnight on 22nd March 2024, don't miss out!



Climate Change & Sustainable Development
Natural Environment
Built Environment
Community Facilities
Getting Around
Working & Shopping
Housing

Between February 1st 2024 and March 22nd 2024 give us your Views on the draft plan—your concerns and comments will help improve and finalise the plan.

To read the plan and documents used to create it please scan the QR code below or visit [calnecommunityplan.com](http://calnecommunityplan.com)



Don't want to do the survey online?

Hard copies of the plan and surveys are available at:

- Calne Library
- Calne Town Council Offices, Bank House
- Mobile Library in Derry Hill & Stockley

## Questions?

Please Email: [CCNPAdmin@calne.gov.uk](mailto:CCNPAdmin@calne.gov.uk) or 

Call Calne Town Council: 01249 814000 

Or Calne Without Parish: 07751 802761 

You can also find us on Facebook [CalneCNP](https://www.facebook.com/CalneCNP) 



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Town  
Council

