



## LANCASTER DISTRICT LOCAL PLAN 2011 – 2031

### APPLICATION TO DESIGNATE A NEIGHBOURHOOD AREA

#### Town and Country Planning Act 1990

#### Neighbourhood Planning (General) Regulations 2012

#### Publication of applications on the planning authority website

Please note, as required under the Neighbourhood Planning (General) Regulations 2012, a copy of this form and accompanying information will be published on the Lancaster City Council website.

However, all personal information, with the exception of the name and address of the main contacts will be redacted from the website. The complete form will be available to view in the council's officers during office open times. If you require any further information, please contact the Planning and Housing Strategy Team on [planningpolicy@lancaster.gov.uk](mailto:planningpolicy@lancaster.gov.uk).

1. Parish Clerk Details				2. Additional Details			
<b>Title:</b>	Mrs	<b>First Name:</b>	Diane	<b>Title:</b>	Mr	<b>First Name:</b>	Paul
<b>Last Name:</b>	Coward			<b>Last Name:</b>	Holland		
<b>Address:</b>	49 Farmdale Road			<b>Address:</b>	Bumble Cottage		
	Lancaster				Bailrigg Lane		
			Lancaster				
<b>Post Code:</b>	LA1 4JB			<b>Post Code:</b>	LA1 4XP		
<b>Email:</b>	scotforthparishcouncil@gmail.com			<b>Email:</b>	pandcholland92@gmail.com		

3. Relevant Body				
Please confirm that you are the relevant body to undertake neighbourhood planning in your area in accordance with Section 61G of the 1990 Act and Section 5C of the 2012 Regulations.				
<b>Yes</b>	<input checked="" type="checkbox"/>	<b>No</b>	<input type="checkbox"/>	<b>Name of the Parish Council</b>   Scotforth Parish Council

4. Name of Neighbourhood Area
Please give a name by which your neighbourhood area will be formally known:
Scotforth Rural Parish

**5. Extent of the Area**

Please indicate below and attach a map identifying the extent of the area to which the area application relates to.

<b>Whole Parish Boundary Area</b>	X
<b>Part of the Parish</b>	
<b>Joint with Neighbouring Parish</b>	
(Please complete details in Section 7 below if applying as joint parishes)	

**6. Intention of Neighbourhood Area**

Please indicate which of the following you intend to undertake within your Neighbourhood Area

<b>Neighbourhood Development Plan</b>	X
<b>Neighbourhood Development Order</b>	
<b>Community Right to Build Order</b>	

**7. Additional Joint Parish Details**

If you are applying with an adjoining parish or parishes, please give the clerk's details for each parish.

--

**8. Statement**

Please explain below (or on an attached sheet) why this area is considered appropriate to be designated as a neighbourhood area. This element of the submission should include a plan which identifies the boundaries of the designated area.

Scotforth Rural is the civil parish that consists of the sparsely populated greenspace immediately south of the urban housing of Lancaster city (including the suburban district named Scotforth) encompassed by the Lancaster Canal to the west and River Condor to the east and Lancaster University and Galgate to the south. The Lancaster District Local Plan envisages 3500 houses, predominately in a garden village, in a "Broad Location of Growth" that largely overlaps with the parish. The shaping of this enormous expansion in the population is being considered by Lancaster City Council (LCC) through its Lancaster South Area Action Plan (AAP), which Scotforth Parish Council is actively engaging with. However, it is apparent that the AAP is focusing upon the garden village development and LCC's priority subject areas and heavily relying upon evidence and input from consultants external to the area. Therefore, there is a real risk that the local needs, priorities and aspirations of the whole parish will not be addressed. In addition, a Neighbourhood Plan (NP) can provide an extra level of detail to complement the AAP, filling gaps and clarifying points that the local community deems important, as well as addressing areas outside of the garden village.

The development of the Neighbourhood Plan is likely to run in parallel with the AAP. This timing, rather than to wait until the AAP is approved, is deliberate because it enables the Parish Council to collect and present evidence from its own local community consultation into the AAP process, whilst efficiently and economically using more technical evidence collected from the AAP process to inform the Neighbourhood Plan. As a result, the NP will be consistent with the AAP, which is a legal condition of a NP, but also enable policies and projects to be developed which address the nuanced needs of the parish community and which will carry far more weight and influence in planning matters than the consultation submissions that the Parish Council is currently allowed to submit. It is understood that the NP does not have to match the thousands of pages and tomes of documents associated with the Local Plan and AAP; it is envisaged that on many agreed points it will either reference the AAP or be silent to avoid duplication, but it will concentrate what the AAP

overlooks, ignores or skims over but which are important to the local community.

The Neighbourhood Plan is not intended to frustrate the strategic development of the Local Plan or the AAP but it is intended to ensure that the parish continues to provide vital greenspace and sustainable community development and that other local needs and issues are recognised and addressed. The Parish Council recognise the significant time, energy and resources needed of a small council but believe that it is worthwhile to ensure both the current and emerging communities and environment get the right facilities, infrastructure and development with the right level of detail in the right place at the right time.

#### 9. Declaration

I/we hereby apply to designate a neighbourhood area as described on this form and the accompanying plan.

In the case of joint parish applications, a name from each parish is required

Name:	Diane Coward	Date:	14/09/2022
Name:		Date:	

**Please submit the completed form to:**

**The Planning and Housing Strategy Team, Lancaster City Council, PO Box 4, Town Hall, Dalton Square, Lancaster, LA1 1QR or [planningpolicy@lancaster.gov.uk](mailto:planningpolicy@lancaster.gov.uk)**

**For further information please contact the Planning and Housing Strategy Team using the details above or on 01524 582329**

**If you need this information in a different format, or need help filling in this form, please contact the council.**