



Cassop-cum-Quarrington Neighbourhood Plan

Durham County Council Decision Statement (Regulation 18(2))

Summary

1. Following an independent examination undertaken by written representations, Durham County Council now confirms that the Cassop-cum-Quarrington Neighbourhood Plan will proceed to a Neighbourhood Planning Referendum.
2. This Decision Statement will be available on the council's website and at County Hall, Durham. A copy of the statement will also be available on Cassop-cum-Quarrington Parish Council's website.

Background

3. Durham County Council formally designated the Cassop-cum-Quarrington Neighbourhood Area in July 2014. This area relates to the whole of the Cassop-cum-Quarrington parish area and is entirely within the Local Planning Authority Area. Cassop-cum-Quarrington Parish Council is the designated qualifying body for the Plan.
4. The Cassop-cum-Quarrington Neighbourhood Plan and supporting documents were Submitted to the County Council on 19 December 2021. The County Council consulted upon the Plan for an eight-week period from 22 January 2021 to 19 March 2021, in accordance with Regulation 16.
5. The Council, with the consent of Cassop-cum-Quarrington Parish Council, appointed Nigel McGurk MRTPI to examine whether the Neighbourhood Plan met the basic conditions as set out in Schedule 4B to the Town and Country Planning Act 1990, and whether the Neighbourhood Plan should proceed to a referendum.
6. The Examiner's Report was received on 9 June 2021. The Report included 23 individual recommended modifications which are set out below. These are required to enable the Neighbourhood Plan to meet the 'basic conditions', and other relevant statutory provisions, and proceed to referendum.

Recommendations, Decisions and Reasons

7. The Neighbourhood Planning (General) Regulations 2012, Regulation 18 requires the local planning authority to outline what action to take in response to the recommendations of an examiner, made in a report under paragraph 10 of Schedule 4a to the Town and Country Planning Act 1990 (as applied by Section 38A of the Planning and Compulsory Purchase Act 2004).

8. Having considered the recommendations made in the examiner's report, and the reasons for them, Durham County Council has agreed to accept the modifications made to the draft plan under paragraph 12(6) of Schedule 4B to the Town and Country Planning Act 1990.
9. To meet the requirements of the Localism Act 2011, a referendum will be held in the area formally designated as the Cassop-cum-Quarrington Neighbourhood Area on the 23 September 2021.

Geoff Paul (Interim Head of Development and Housing)

Dated: 14 July 2021

ANNEX 1

Examiner's recommended modifications to Cassop-cum-Quarrington Neighbourhood Plan

Policy or Section	Summary of Recommendation
Headers and footers	Change the headers to each page to "Cassop-cum-Quarrington Neighbourhood Plan 2020-2035" and delete the footer date reference (or replace with reference to month/year the Neighbourhood Plan was made)
Introductory Section	Delete Paragraphs 1.22, 1.23 and 1.23 (both Paras 1.23)
Policy CCQ1: Protected Rural Settings	<p>Change the second paragraph of Policy CCQ1 to "Development which maintains and where possible, enhances, the rural character of PRS land will be supported. Development within the PRS will be assessed according to its impacts upon the rural character and essential roles which the PRS land plays."</p> <p>Change second word on second line of Policy CCQ1 to "on"</p> <p>Delete "Symbolic Rural Gaps" plan on page 24 and delete "Protected Rural Setting Context" plan on page 27</p> <p>Delete last sentence of Para 4.2 and delete Para 4.3</p> <p>Para 4.9, delete everything after the first sentence and replace with "The PRS is shown on Policies Map 1."</p> <p>Delete Paras 4.10 to 4.14</p> <p>Para 4.15, end of first line, change "an" to "a"</p> <p>Para 4.15, change last line to "...identified on Policies..."</p>
Policy CCQ2: Local Green Spaces	<p>Policy CCQ2, for clarity and consistency, taking into consideration other recommendations set out in this Report, change the first sentence to "The sites listed below and identified in parts 1 to 17 of Policy Map 2 are designated as areas of Local Green Space."</p> <p>Policy CCQ2, delete the second sentence and the second paragraph and replace with "The management of development within areas of Local Green Space will be consistent with that for development within Green Belts."</p> <p>Delete that part of LGS4 on land allocated for employment use</p> <p>Para 5.4, last line, change to "...list or on a map."</p> <p>Para 5.11, change last sentence to "...Space is restricted in..."</p>

	Delete Paras 5.12 and 5.13
Policy CCQ3: Locally Valued Heritage Assets	Change the first paragraph of Policy CCQ3 to “The Locally Valued Heritage Assets listed below and identified in parts 1 to 6 of Policy Map 3 will be conserved in a manner appropriate to their significance. Enhancement of the significance of heritage assets and/or their settings will be supported. LVHA1: Bowburn...”
Policy CCQ4: Achieving Beautiful and Successful Development	<p>Change the second sentence of Policy CCQ4 to “In order to achieve this, proposals should consider the following maxims (described in further detail in the supporting text below): a) Development...”</p> <p>Para 6.29, change to “Accompanying this, the National Model Design Code (2021) provides detailed guidance on the production of design codes, guides and policies to promote successful design. The Code follows on from the findings of the Building...2020.”</p> <p>Para 6.32, delete “(anticipated)”</p> <p>Table in Para 6.35, remove green shading from the box (to avoid confusion with the Policy itself)</p>
General	Update the Contents, including paragraph and page numbering to take into account the recommendations contained in this Report