

Langham Neighbourhood Plan

Decision Statement

1. Summary

- 1.1 Following a positive referendum result Rutland County Council is publishing its decision to ‘make’ the Langham Neighbourhood Development Plan as part of Rutland County Council’s Development Plan in accordance with Regulation 19 of the Neighbourhood Planning (General) Regulations 2012.

2. Background

- 2.1 In October 2013, Langham Parish Council, as the qualifying body, submitted proposals to Rutland County Council to designate the boundary of the Langham Neighbourhood Plan Area
- 2.2 The designated plan area covers the entire Parish comprising the village of Langham and surrounding area.
- 2.3 The Neighbourhood Area application was approved by Rutland County Council (the Council) in December 2013 in accordance with the Neighbourhood Planning (General) Regulations 2012.
- 2.4 Following the submission of the Langham Neighbourhood Plan to the Council, the Plan was publicised and representations were invited. The consultation period closed on 23rd September 2016.
- 2.5 Rutland County Council, with the agreement of Langham Parish Council, appointed an independent Examiner, Mr Angus Kennedy, to review whether the Plan met the “Basic Conditions” required by legislation and that the plan should proceed to referendum.
- 2.6 The Examiner’s report concludes that, subject to making all the modifications of the examination report, the Neighbourhood Plan meets the Basic Conditions set out in the legislation and should proceed to a Neighbourhood Planning referendum.

3. Decision and Reasons

- 3.1 With the Examiner's recommended modifications the Langham Neighbourhood Plan meets the basic conditions set out in paragraph 8(2) of Schedule 4B of the Town and Country Planning Act 1990, is compatible with EU obligations and the Convention rights and complies with relevant provision made by or under Section 38A and B of the Planning and Compulsory Purchase Act 2004 as amended.
- 3.2 A local referendum was held in Langham on 2nd March 2017 to decide whether the local community were in favour of the LNP. From the votes recorded, 338 out of 372 (91%) of those who voted were in favour of the plan. The turnout of electors was 32%.
- 3.3 Paragraph 38A (4)(a) of the Planning and Compulsory Purchase Act 2004 as amended requires that the County Council must 'make' the neighbourhood plan if more than half of those voting have voted in favour of the plan.
- 3.4 Rutland County Council has assessed that the plan, including its preparation, does not breach, and would not otherwise be incompatible with, any EU obligation or any of the Convention rights (within the meaning of the Human Rights Act 1998).
- 3.5 In accordance with the Regulations, Langham Neighbourhood Development Plan is 'made' and planning applications in the parish must be considered against the Langham Neighbourhood Development Plan, as well as existing planning policy, such as the County Council's Core Strategy Development Plan Document (DPD), the Site Allocations & Policies DPD and the National Planning Policy Framework.

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