



Brinklow Neighbourhood Plan

As you may know the Local Plan for Rugby and District wants to put 100 houses in Brinklow over the next five years. Although the village cannot directly contradict the Local Plan, with a Neighbourhood Plan, which carries equal weight, we can influence it and shape how it comes into our community. We have a real opportunity here to contribute to the development of our village for the twenty-first century and to protect its heritage and amenities. Under Planning Law we can create a Neighbourhood Plan for Brinklow in the same way as our nearby village of Wolston and the group of villages: Baginton, Bubbenhall, Stoneleigh and Ashow are already doing. You can download their draft plan at <http://www.bubbenhall.info/nplan.php>.

What is a Neighbourhood Plan?

A Neighbourhood Plan is a local initiative giving communities the power to prepare a planning document that includes a shared vision for their neighbourhood. These plans can set out policies on the development and use of land in the Parish and have formal weight in determining planning applications. As a village community we all need to decide if we should go ahead and create a Neighbourhood Plan for ourselves. To get the opinion of the entire village on this we will hold a referendum about it for everyone on the electoral roll. The majority of the Brinklow Neighbourhood Plan sub-committee of the Parish Council are in favour of going ahead with a plan. Of course there are reasons for and against having a Neighbourhood Plan and they are outlined on the next page.

We will be holding two open evenings about the proposed neighbourhood plan at the village hall, on Saturday 21st May from 1pm-3pm and Monday 23rd May from 6.30-8.30pm. It will also be presented and discussed at the Parish Council Annual General Meeting on Thursday 19th May. More information is on the Brinklow Village website page <http://brinklowvillage.co.uk/> and any queries can be sent by email to the Parish Clerk on brinklowvillage@btinternet.com.

We will hold a referendum on whether the village should go ahead with developing a Neighbourhood Plan. Everyone on the electoral roll will be able to vote, and the poll will open on Saturday the 14th May, closing on Tuesday 31st May. Remember it is your village and this is your chance to make your voice heard.

This leaflet was produced by the Brinklow Neighbourhood Plan Committee, a sub-committee of the Parish Council. We are a group of volunteers including Brinklow Parish Councillors. Anyone wishing to join the group and help in the preparation of the plan should contact the Parish Clerk Phil Creek – 07767 380696.

Reasons for and against having a Neighbourhood Plan

For:

- We can comment formally on any proposed site for the 100 houses and say what effect developing that site would have on the village and what extra works would have to be done if that site was chosen, at extra cost to the developer, not us. For example works to improve access, hide any effects on the general landscape, protect against damage to conservation areas and preventing flood risks
- We may be able to discover sound planning reasons preventing development on some proposed sites
- We can say what mix of housing the village needs within these 100 houses, for example starter homes for our young people and smaller well-insulated houses for older people
- A Neighbourhood Plan is a formal planning document which must be taken into consideration by the Rugby Planning Office, and has considerably more weight than the existing Parish Plan
- There are grants available of up to £16,000 to the village to get the plan written, if we don't create a plan this money is lost to us as it is not available for anything else
- The percentage of money coming back to the village from developments if there is a Neighbourhood Plan is 25%, if there is no plan then it is only 10%

Against:

- Developing the plan means literally hundreds of hours of effort by the village, although most of it will be done by volunteers
- The Neighbourhood Plan cannot directly stop the Local Plan from permitting a development of 100 houses within the Brinklow greenbelt, although it can shape the development proposals
- We may not get the grant
- The cost of the Plan may exceed the grant

To vote in the Village Plan Poll, which runs from 14th May until 31st May, either vote online at <https://www.surveymonkey.co.uk/r/KNWDZF6> or fill in the voting slip that will be delivered to every person on the electoral roll. Precautions will be taken to prevent duplicate voting online or on paper.

**THIS IS NOT A VOTE FOR OR AGAINST THE PROPOSED 100 HOUSES,
THIS IS A VOTE FOR OR AGAINST THE DEVELOPMENT OF A NEIGHBOURHOOD PLAN**