

Bath and North East Somerset

Schedule of Rolling Changes to the Draft Core Strategy

for consideration by the Inspector - February 2012

The **Valley Parishes Alliance (VPA)** has reviewed the Schedule of Rolling Changes proposed by B&NES and wishes to make the following comments, for the consideration of the Inspector.

1. Pages 9/10 - Ref 23, Page 52, Paragraph 2.32

Following the unchanged sentence - 'A formal buffer zone is not considered to be appropriate, as the assessment framework within the Setting Study presents a 'smarter' tool, offering the same degree of protection', the following two new sentences have been added.-

'The Green Belt, which closely surrounds the city, also plays an important role in protecting the setting of the WHS (see its purposes which are summarised in table 8). The general extent of the Green Belt is retained by the Core Strategy and its openness is protected from inappropriate development'.

The reason for this change is stated to be - 'Change arising from Hearings and representations'.

The VPA does not consider that -

(a). The retained sentence regarding a 'formal buffer zone' properly reflects the hearing discussion and the weight of representations in favour of a formal buffer zone. We recommend that it be reconsidered, in light of the Inspector's final comments regarding this fundamental issue.

(b). The two new sentences properly reflect the hearing discussion and representations. We recommend that they be reconsidered, in light of the Inspector's final comments regarding the 'formal buffer zone' issue.

Our overriding concern is that the retained sentence and the proposed changes do not reflect an agreed solution to the quality and extent of a WHS buffer zone.

2. Pages 10/11/12 - Ref 25, Page 56, Paragraph 2.44

Additional changes (two bullet points) are proposed, in response to an objection from FoBRA.

We agree with the changes included under the first bullet point. However, we disagree with the content of the second bullet point -

- Creation of one or more Park & Ride sites on the eastern side of the city to reduce commuter traffic.

We have noted that the Bathampton Meadows Park & Ride site was removed from the scope of the Bath Transportation Package approved by the DfT and that this Park & Ride element has been deleted from the Core Strategy to ensure its soundness.

However, B&NES has indicated that, to replace this deleted scheme, they plan to evaluate other Park & Ride site options on the eastern side of the city. This plan is consistent with the original scope of the Bath Transportation Package and the long term transport vision for the Bath area, as set out in the West of England Partnership Joint Local Transport Plan 2011-2026 (JLTP3), i.e. the plan identifies a requirement for one Park & Ride scheme on the eastern side of the city.

To ensure consistency between the Core Strategy and B&NES/JLTP3 long term transport vision we recommend that the proposed change be amended to read -

- Creation of a Park & Ride scheme on the eastern side of the city (to replace the abandoned Bathampton Meadows site) to reduce commuter traffic.

Valley Parishes Alliance 19th February 2012