

## FOREWORD – Inserted (July 2024)

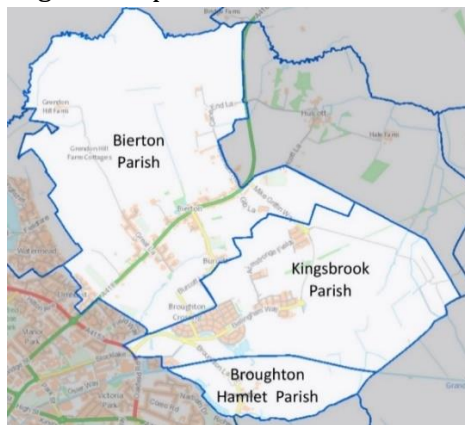
The “Bierton Neighbourhood Plan” was first conceived in the latter part of the last decade and work started in earnest in 2017, at this time it was designated as the “Bierton with Broughton Neighbourhood Plan”, the Plan Area was coincidental with the then parish of Bierton with Broughton. Soon after this the Kingsbrook development had progressed sufficiently for parish boundaries to be re-aligned to create the parishes of Kingsbrook, Bierton and also Broughton Hamlet. The plan was re-named “Bierton, Broughton and Kingsbrook Neighbourhood Plan”.

Significant progress was made, and the plan was submitted to Buckinghamshire Council under Regulation 16.

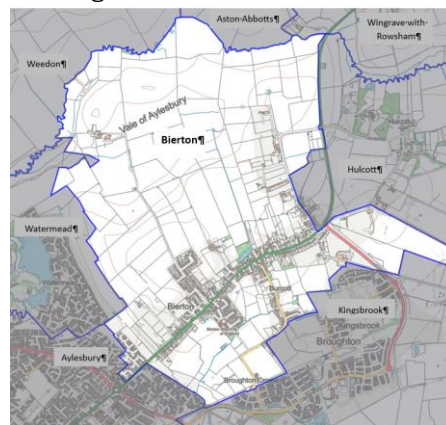
After this stage it became apparent, and subsequently formalised, that Kingsbrook Parish could no longer support the plan and the area needed to be re-designated. The plan became “The Bierton Neighbourhood Plan”. Broughton Hamlet Parish could not be included as it shares no common boundaries with Bierton Parish. This was approved in October 2023 by Buckinghamshire Council and a comprehensive and significant re-write of the Plan was undertaken.

Great care had been taken in writing the original plan to ensure that the views of all residents, i.e. from both Bierton and Kingsbrook areas, were taken into account. After the re-designation of the area significant re-writing was required to make the plan relevant to the older more historic Bierton parish without the need to include the different views and aspirations of the residents of the very much newer development of Kingsbrook.

The following two maps indicate how the Plan Area was changed for the reason detailed above.



Original Plan Area



Revised Plan Area

The following evidence paper contains information from the original Neighbourhood Area, so some of the document details within this paper will now be irrelevant as they are outside the new and revised Neighbourhood Area boundary. During the revisions of the new Neighbourhood Plan maps, tables and numbering may have been updated which is not reflected in the evidence paper.

## Bierton with Broughton Neighbourhood Plan

Evidence Paper: Health

Updated: November 2019

### Objectives:

1. To ensure that the Parish has the infrastructure appropriate to meet the present and future needs of this community. e.g.; Mains electricity, Piped gas supply, potable water and drainage, Street lighting; Footways and paths, Post-boxes, bus stops.
2. To ensure that the Parish has the connectivity appropriate to meets the present and future needs of this community. e.g.; Telephone lines, broadband connectivity, mobile phone reception, TV reception.

### Current Position within the Parish.

#### Infrastructure

It is generally regarded that the pavements and footways are not good with very poor surfaces, obstructions and, in places, are dangerously narrow forcing pedestrians very close to the main and busy road. Most, but by no means all, footways adjacent to the main road have dropped kerbs where side entrances join the main road thus making it easier for those in mobility scooters and pushing baby buggies etc. There are no pavements with “pavement dimples” at road intersections only at the two traffic island crossing points and the Pelican crossing near to the Jubilee Hall.

Streetlighting is adequate and probably strikes a good balance between providing lit and thus safer roads and pavements with high energy consumption and light pollution.

There are 4 post-boxes within the Parish. 3 on the main road' (Parsons Lane junction, opposite Burcott Lane junction, near to Gibb Lane junction) and one on Broughton lane, south of the canal bridge. These boxes are collected by the Royal Mail 6 days a week in the early part of the morning. They are all at the far end of the parish from Aylesbury but addresses near to Aylesbury have the use of a post box on the corner of the A418 and Coppice Way as well as the post office in Dunsham Lane off Elmhurst Road.

Note. A new post-box opened at the end of August 2019 by Central Square in the heart of the Kingsbrook development.

Mains gas is widely but not universally available. 15% - 25% of homes are currently not provided with mains gas. See appendix.

Potable water in adequate quantity and sufficient pressure (e.g. to effectively supply a shower at 2nd floor/loft conversion level) is available throughout the parish as is drainage.

The main road is adequately served with bus stops but there are none on Broughton & Burcott Lanes. A shuttle bus runs between the Kingsbrook Development and Aylesbury centre and rail station. This will grow and expand as the development does. See details below.

Link: [Kingsbrook Bus Route](#)

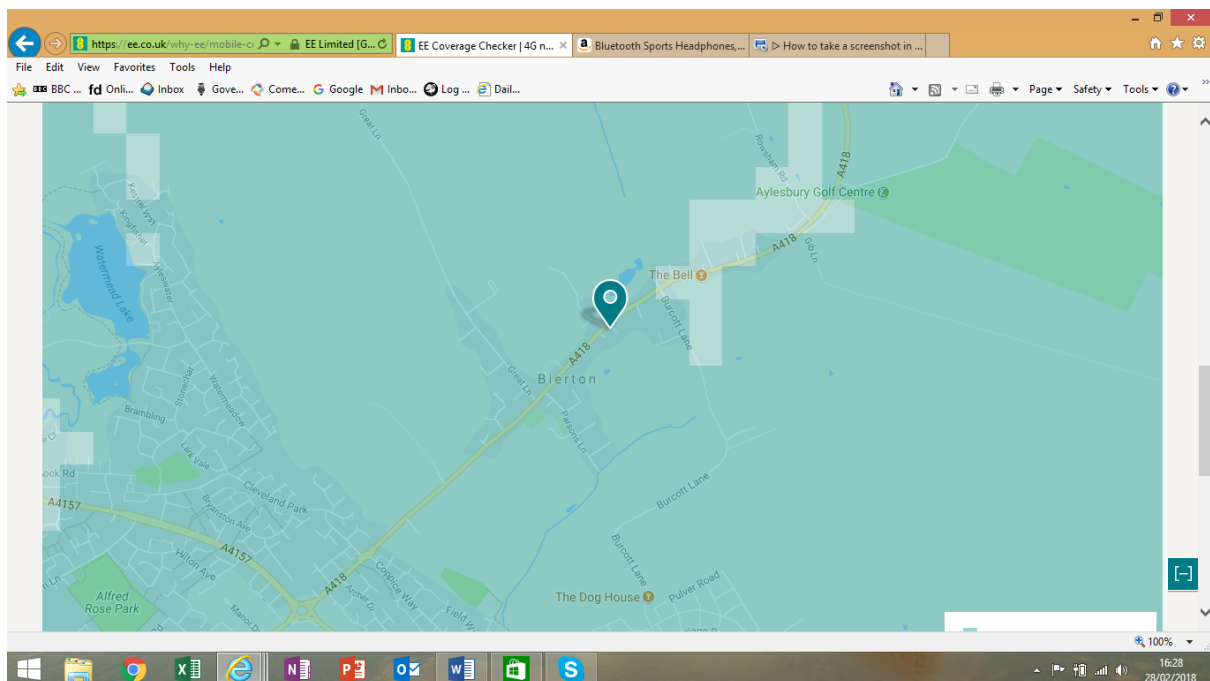
Link: [Kingsbrook bus timetable](#)

### Connectivity

Traditional telephone and fibre cable is available in the parish and broadband speeds of 30- 40 mbs can usually be obtained close to the main road and within the Kingsbrook development but away from the main areas of occupation speeds drop off rapidly.

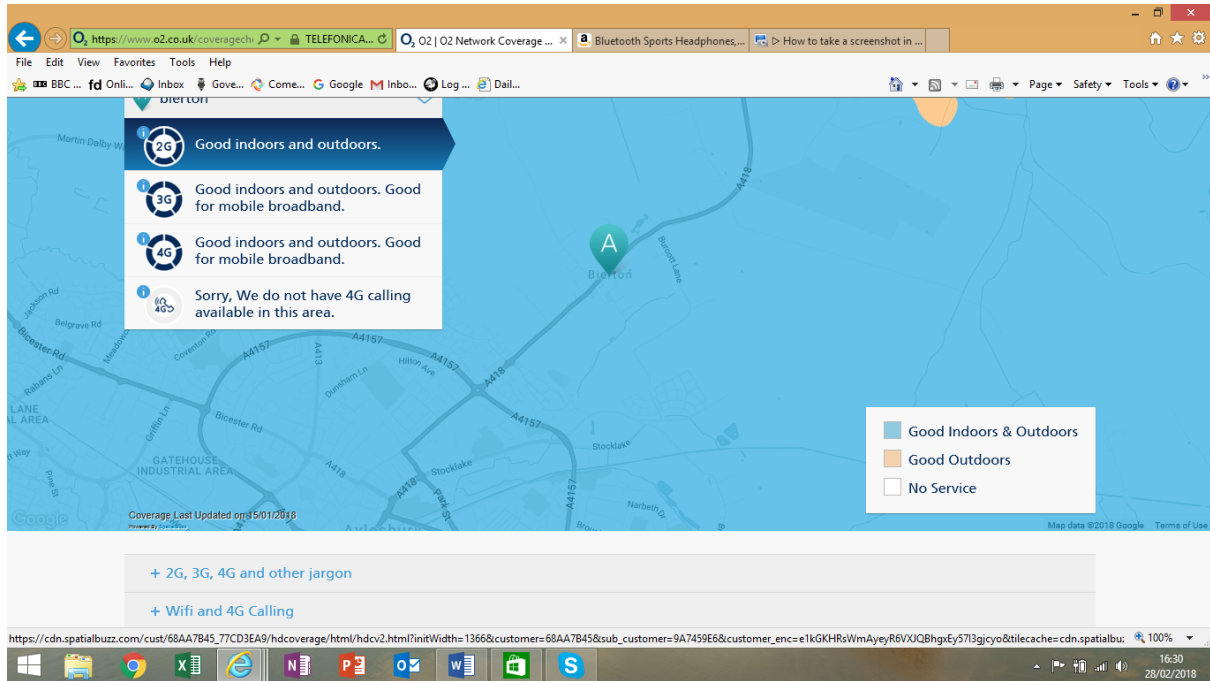
Mobile phone reception is best described as patchy, although the 4 providers (EE, O2, Three and Vodafone) all claim better than reported. Links and Maps below.

Link: [EE Coverage Map](#)

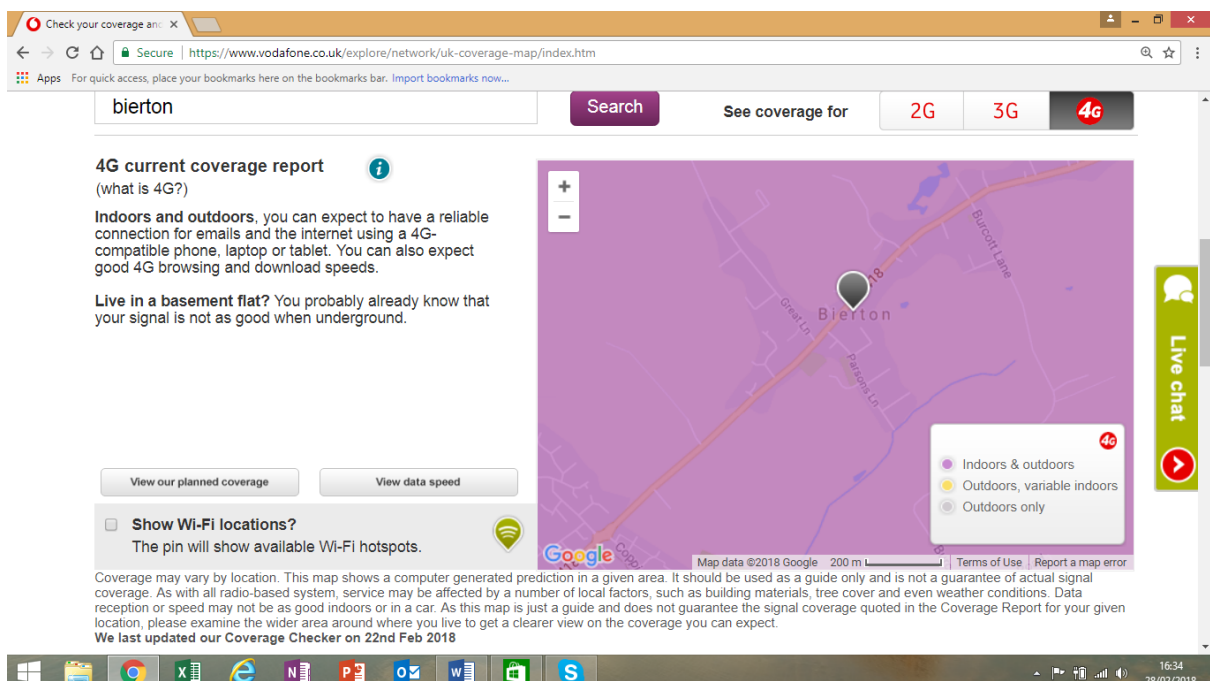


## BIERTON WITH BROUGHTON NEIGHBOURHOOD PLAN

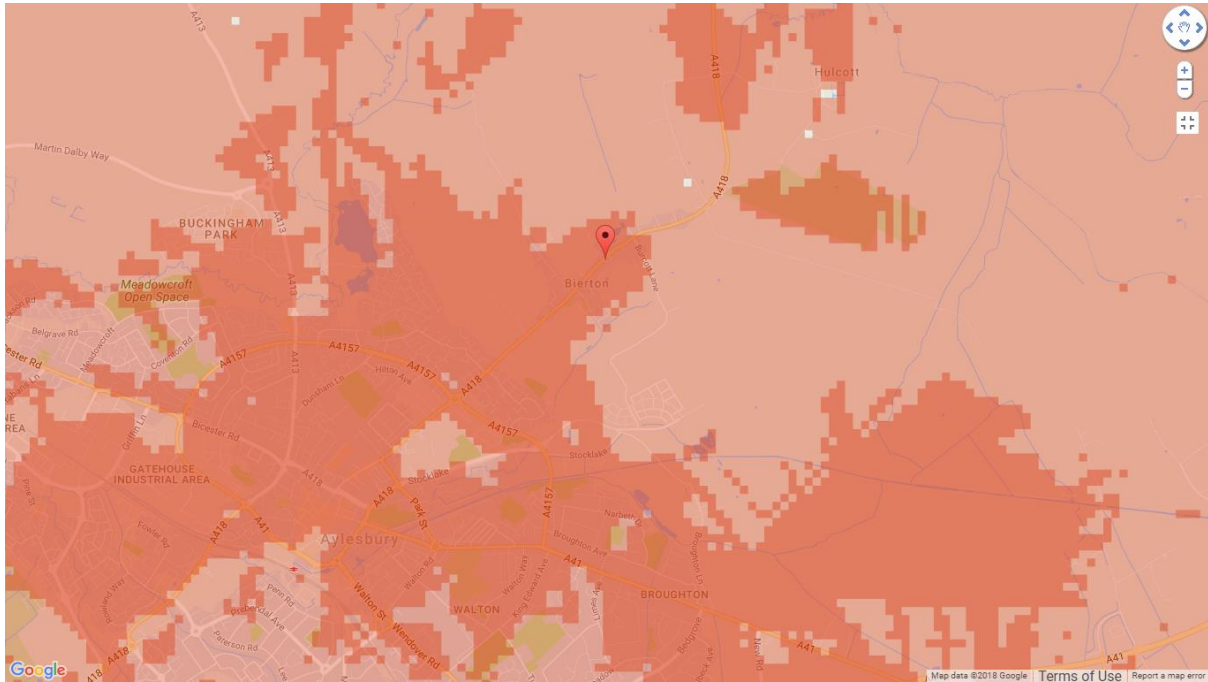
Link: [O2 Coverage Map](https://www.o2.co.uk/coverage)



Link: [Vodafone Coverage Map](https://www.vodafone.co.uk/explore/network/uk-coverage-map/index.htm)



Link: [Three Coverage Map](#)



Brief summary of current situation

### Relevant current policy

Link: [AVDC Green Infrastructure Policy](#)

Link: [VALP](#) (in its entirety)

Extracts from VALP:

#### *“Footpaths and cycle routes*

*7.30 Footpaths and cycle routes provide an opportunity to minimise and reduce the need to travel by car, maximise sustainable transport use, and decrease air pollution. These activities can also help to increase the health and quality of life of users. The*



*National Planning Policy Framework (NPPF) states that planning policies should aim to achieve places which promote accessible environments containing clear and legible pedestrian routes. It also states that developments should be designed to give priority to pedestrian and cycle movements.*

*7.31 The VALP encourages sustainable modes of travel including provision for public transport, cycle routes, footpaths and bridleways. It also aims to maintain and develop a network of recreational routes that will allow easy access to cycle, bridleway and footpath routes. These are important tourism and recreation facilities, both in their own right and as a means of linking other attractions and local communities.*

#### *T6 Footpaths and cycle routes*

*For development which will have implications for the footpath and cycle route networks all the following criteria will apply:*

- a) The delivery of a strategic cycle network and improvements to the footpaths will be supported in accordance with any county-wide or local cycle strategies*
- b) The Council will protect existing cycle routes from adverse effects of new development. In dealing with planning applications the Council will seek new or improved cycle access and facilities, including cycle storage, and will use planning conditions or legal agreements to secure such arrangement.*
- c) The Council will safeguard existing pedestrian routes from adverse effects of new development. Development proposals must provide for direct, convenient and safe pedestrian movement and routes, connected where appropriate to the existing pedestrian network and alongside strategic routes. In deciding planning applications the Council will use planning conditions or legal agreements to secure the provision of new footpaths and the improvement of existing routes.*
- d) The Council will ensure that networks of pedestrian and cycle routes are provided to give easy access into and through new developments and to adjacent areas, and also to public transport services. “*

.....

#### *“Water Resource*

*11.32 Water resources need to be safeguarded from the potentially negative impacts of development. The Council will therefore require sustainable construction, sustainable flood risk management and sustainable drainage systems (SuDS) to reduce the impact of development on the natural environment and water resources. This will assist in contributing to the objectives of the Water Framework Directive which seeks to protect and enhance the quality of water bodies, and indicates that development should not result in any deterioration in the status of surface water bodies. Some development can remediate contaminated land which may be having an adverse impact on controlled water and human health.*

*11.33 The Council will seek to maintain water quality, ensure adequate water resources and promote sustainability in water use. Water quality will be maintained and enhanced by avoiding adverse effects of development on the water environment.*

*Development proposals will not be permitted which would adversely affect the water quality of surface or underground water bodies (including rivers, canals, lakes and reservoirs) as a result of attributable factors. Development will only be permitted where adequate water resources exist, or can be provided without detriment to existing uses. Where appropriate, phasing of development will be used to enable the relevant water infrastructure to be put in place.*

*11.34 Aylesbury Vale, which has parts of both the Anglian and Thames Water supply regions is in an area of 'water stress' This means it has poor overall water quality and quantity of water resources hindering the achievement of the Good status under the Water Framework Directive (the UK is bound as a member state to achieve 'Good status'). The Water Cycle Study 2017 has assessed all water resources and supply in the district and recommended VALP policy measures to address this.*

*11.35 The Water Cycle Study 2017 includes an assessment by Anglian and Thames Water of the capacity available to serve the housing growth in VALP, the infrastructure upgrades needed and where constraints exist to serve infrastructure enhancements. The site allocation policies in this Plan and infrastructure delivery plan will set out where wastewater treatment work capacity needs headroom capacity boosting.*

*11.36 Thames Water previously identified the possible need for a major new storage reservoir partly in the district to the west of Chinnor. Most of the site is in South Oxfordshire and Wycombe districts. The purpose of the reservoir is to address long-term water resource management in the Thames Valley. Thames Water has completed and published the latest Fine Screening Report (April 2017) as part of Water Resource Management Plan 2019 (WRMP19). This Fine Screening Report confirms that the Chinnor reservoir site is no longer a preferred option to be included in the draft WRMP19 and has been screened out. Therefore, the Chinnor reservoir site does not need to be safeguarded in Local Plans.*

#### *15 Water resources*

*The Council will seek to improve water quality, ensure adequate water resources, promote sustainability in water use and ensure wastewater collection and treatment has sufficient capacity.*

*The baseline position on water resources, quality and supply infrastructure, wastewater collection and treatment work capacity is set out in the Aylesbury Vale Water Cycle Study 2017. Consultation will be required with either Anglian or Thames Water (whichever is appropriate) at the time a planning application is submitted (and evidence of this must be provided) to understand if the baseline position on water resources and wastewater has changed. Development proposals must meet all the following criteria:*

#### *Water quality*

*a. Water quality will be maintained and enhanced by avoiding adverse effects of development on the water environment. Development proposals will not be permitted which would adversely affect the water quality of surface or underground water bodies (including rivers, canals, lakes, reservoirs, source protection zones and groundwater aquifers) as a result of directly attributable factors. Water resource availability*

*b. Development will only be permitted where adequate water resources exist, or can be provided without detriment to existing uses. New homes should be built to not*

exceed the water consumption standard of 110 litres per person per day .

#### *Wastewater treatment*

*c. Planning applications must take into account the capacity available at wastewater treatment works. At the Aylesbury, Buckingham, Great Horwood, Ivinghoe and Whaddon Wastewater Treatment Works, any application for an increased flow permit should be accompanied by a flood risk assessment to quantify whether the additional flow poses an increase in flood risk. Planning obligations*

*d. Where appropriate, phasing of development will be used to enable the relevant water infrastructure to be put in place and planning obligations will be used to secure contributions to capacity improvements required as a result of development.*

#### *Telecommunications*

*11.37 Telecommunications is the general term for the transfer of information over varying distances using technologies such as telephone, television, mobile phones and the internet. High quality communications infrastructure includes the recent advances in broadband and wireless technologies.*

*11.38 High quality telecommunications are becoming increasingly important for economic growth –attracting new business and allowing existing businesses to remain competitive. Telecommunications also have social benefits – increasing social inclusion through better access to services that are web-based. Superfast broadband can also encourage homeworking and reduce car journeys. Focus on developing networks in urban areas has however led to rural areas being relatively disadvantaged.*

*11.39 Broadband networks are being developed with the Government's vision for the UK to have the best superfast broadband network in Europe. The Buckinghamshire Thames Valley Growth Deal includes commitments to extend superfast broadband across Buckinghamshire to areas of high business population, and to stimulate growth in Buckinghamshire electronics and telecommunications sectors through early access to 5G technologies.*

*11.40 The VALP recognises the importance of delivering superfast broadband to rural areas, and development should facilitate where possible the growth of new and existing telecommunications systems to ensure people have a choice of providers and services. At the same time the Council is keen to minimise any adverse impact on the character of the locality and the environment. Nevertheless the Government has given permitted development rights to some telecommunications development and they cannot be addressed by policies in this Plan.*

*11.41 A key element of the VALP is that new development should be co-ordinated with the telecommunications infrastructure it requires, and take into account the capacity of existing infrastructure. Delivery of infrastructure will be dependent upon maximising the contribution from the development process, whilst recognising that a contribution from both the public and private sector will be necessary. This includes the Government's role in providing the necessary investment to achieve sustainable growth, including appropriate revenue support to those agencies required to manage or serve such development. Determining applications*

*11.42 In determining all applications for telecommunications installations, the Council is required to consider its decisions in the light of site-specific issues, such as siting, design, effect on the street scene and highway safety. The Council is also required to make its decisions in accordance with nationally established policy. National planning policy is included in Section 5 of the NPPF, and provides guidance*



on planning for telecommunications development - including radio masts, towers and antennas of all kinds.

11.43 In undertaking installations, the telecommunications operators have to comply with the requirements of Part 16 of Schedule 2 of the General Permitted Development Order (GPDO) 2015 which gives deemed planning permission subject to exclusions and conditions. Changes to telecommunication permitted development rights came into effect in November 2016. Amongst other changes the revisions permit taller new or replacement masts with heights dependant on whether an area is protected or not without the need for a planning application.. Strategic policy

11.44 The VALP will encourage and facilitate improved access to high speed broadband and new communications technologies across the district. The VALP recognises the importance of delivering superfast broadband to rural areas. Development should facilitate where possible the growth of new and existing telecommunications systems to ensure people have a choice of providers and services. The Council expects high quality communications infrastructure to be incorporated into the design of all new housing and commercial development in the district, ensuring the future-proofing of telecommunications, enabling them to be easily provided and/or upgraded in the future. The Council will therefore expect developers to explore the option of providing on-site infrastructure, including ducting to industry standards in any new residential, employment or commercial development for efficient connection to existing networks. If such measures cannot be delivered, the developer will need to submit evidence to justify the reasons why this is the case, whether it be for viability or technical reasons.

## 16 Telecommunications

Telecommunications development will be permitted where:

It is provided as part of high quality communications infrastructure in new housing and a. commercial development providing it is future-proofed to industry standards Developers have explored the option of providing on-site infrastructure, including ducting b. to industry standards in any new residential, employment or commercial development for efficient connection to existing networks. If such measures cannot be delivered, the developer will need to submit evidence to justify the reasons why this is the case, whether it be for viability or technical reasons It is sited and designed to minimise visual impact and does not have a detrimental visual c. impact on the character or appearance of the building or the area to which it relates It has been adequately demonstrated that the use of alternative sites involving mast d. sharing and other buildings or structures that provide a less visual impact have been considered, together with any technical considerations and limitations It can be clearly demonstrated that the benefits of high masts and large e. telecommunication structures within the Green Belt, designated Areas of Outstanding Natural Beauty, other areas of landscape importance, areas of ecological interest, conservation areas, listed buildings or other designated heritage assets including within their settings outweighs the harm, and all reasonable alternatives to avoid or mitigate impacts have been considered Proposals are, where necessary, to be supported by an appropriate landscaping scheme f. and appropriate means of camouflage, and Where mechanisms, such as conditions or planning obligations , will ensure the removal of g. equipment when it is no longer required.

The revised Vale of Aylesbury Local Plan 2013 – 2033 (VALP) received an interim report from the Inspector which advised that the “VALP requires some further work before it can be found sound”. However, the Inspector also offered his opinion “that VALP is capable of being made sound”. AVDC has since submitted suggested modifications, and are awaiting the Inspector’s response. It is expected the VALP will be adopted by the end of 2019.

### Summary of key issues identified from face to face consultations and discussions:

Under the |Infrastructure and Connectivity heading the number and sub-topic of the comments from the public events were:-

Requirement for the Eastern Link Road (ELR) to be built as soon as possible and to be of big enough capacity to handle the ever increasing volume of traffic - 14 comments.

The need for improved cycle and footpaths – 6 comments

The need for a reliable/frequent bus service – 6 comments

The need for improved and more path and footways – 4 comments

The need to improve the traffic management at Broughton Bridge. Note this has now happened – 3 comments. !

Need for CCTV for security/crime prevention – 2 comments.

Need for green areas – 1 comment

Need for more religiously diverse places of worship – 1 comment

General and non-specific – 3 comments.

### Summary of Neighbourhood plan Questionnaire feedback (just for this topic):

#### Feedback Phrases: -

Fast and reliable broadband.

Cable TV.

Street lighting.

Dropped kerbs for the less able and baby buggies etc.

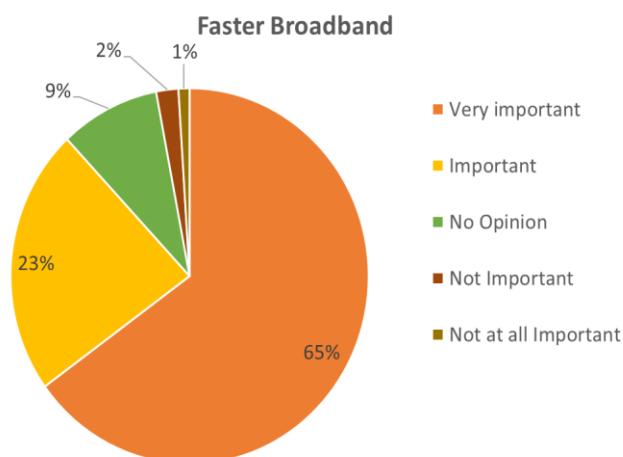
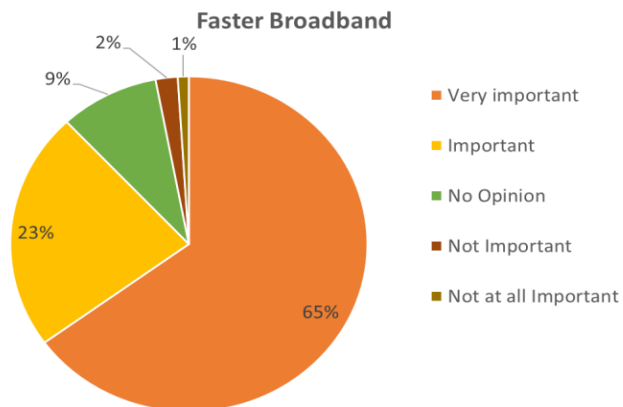
#### Results Narrative: -

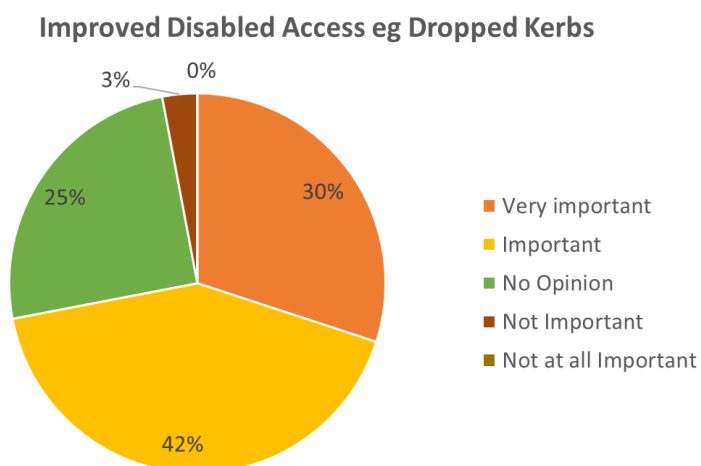
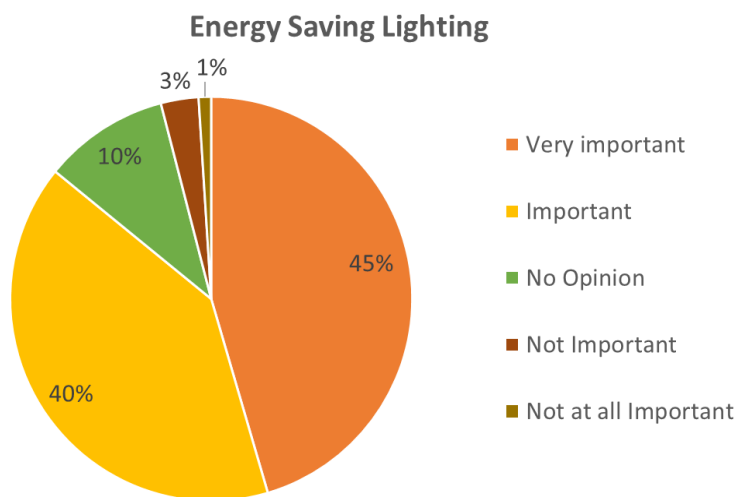
88% of all responses said that faster broadband was either important or very important.

Only 14% said that less street lighting was either important or very important.

85% said energy saving street lighting was either important or very important.

72% of all responses said disabled access e.g. dropped kerbs, was either important or very important.





## **What Next?**

Having assembled all the evidence, we will now develop draft options for our Neighbourhood Plan, and we will consult you on these options before writing the Neighbourhood Plan for Bierton with Broughton.

Once we have written the draft Neighbourhood plan, we will consult with you on its contents for 6 weeks before making any required changes and submitting the final version to Aylesbury Vale District Council for publication and independent inspection. If our Neighbourhood Plan passes inspection, a referendum will then be held for all residents on the electoral roll in Bierton with Broughton so you decide whether or not you want Aylesbury Vale District Council to use the NP for Bierton with Broughton to help the authority decide on planning applications in the future.

Please visit the Neighbourhood Plan website if you wish to find out more information.