

Part B: Your Response

Please complete a separate **Part B form** for each response that you wish to make. One **Part A form** must be enclosed with your **Part B form(s)**.

To assist in making a response, separate **Guidance** is available on the Council's website. Responses should be returned by **5:00pm on Tuesday 11th June 2024**.

Name and Organisation:	Mr Matt Lakin
------------------------	---------------

Q1. To which document(s) does this response relate?

a. Draft policy on Housing Provision for Older People and those with Disabilities and Special Needs and its explanation.	<input type="checkbox"/>
b. Updated Additional Sustainability Appraisal of the Draft Shropshire Local Plan Report.	<input checked="" type="checkbox"/>
c. Updated Housing and Employment Topic Paper.	<input checked="" type="checkbox"/>
d. Updated Green Belt Topic Paper.	<input checked="" type="checkbox"/>

Q2. To which paragraph(s) of the document(s) does this response relate?

Shropshire Local Plan - Updated Additional Sustainability Appraisal of the Draft Shropshire Local Plan Report;
 Paragraphs and Tables 12, 12.1 to 12.4
 Paragraphs 13, 13.46, 13.54
 Additional Sustainability Appraisal Report Appendix 3; Updated Stage 3 Site Assessment

Shropshire Local Plan - Updated Housing and Employment Topic Paper
 Paragraphs 7.63 + 7.64
 Tables 8.1 to 8.3
 Paragraphs 8.73h, 8.84
 Paragraphs 16.64, 16.65

Shropshire Local Plan - Updated Green Belt Topic Paper
 Paragraph 2.1 – 2.12
 Paragraph 4.7 – 4.10, 14.14, 4.15 - 4.21
 Table 4.1
 Paragraph 5.3, 5.8, 5.16, 5.24-5.27
 Paragraph 6.1, 6.4 – 6.8, 6.13, 6.19d

Q3. Do you consider the document(s) are:

- A. Legally compliant Yes: No:
- B. Sound Yes: No:

**Q4. Please detail your comments on the specified document(s).
Please be as precise as possible.**

Albrighton is a thriving village community, with fantastic shops, pubs, restaurants, organisations, clubs, businesses and Parish Council. We are surrounded by beautiful Shropshire Countryside; incredible walks across footpaths and country lanes; and with breathtaking views across the rolling hills nearby and further afield to the Shropshire Hills, Wenlock Edge, Wrekin and towards Ludlow.

we don't have the urban multicultural life anymore that we used to have ; but that is fine. Albrighton is close to the M54 and on the main rail line so we can get to those places easily when we want to. We have purposefully traded urban life for a village life surrounded and protected by the Green Belt.

We are privileged to have this green countryside around the village and it is a massive part of what makes Albrighton function as a community. It is our clean air, our life, our backdrop; part of our mental and physical health for people of all ages. Babies, children, working adults and retired people all thrive in this environment.

Sustainable growth in Albrighton: The village is growing, with over 770 new houses built, being built or planned in the Shropshire Local Plan. This is exactly what the village needs to maintain housing stock and give children opportunities to grow up and live in the village.

Shropshire Local Plan – General Feedback: I extremely pleased to read the updated Shropshire Local Plan documents; and support it for lots of reasons. I have read a lot about Shropshire's hard work in trying to respond to the Government Planning Inspectorate's questions. Whilst I understand that the process is very important to ensure that it is legal; I find it incredible that it has taken so long for the Planning Inspectorate to review it; and that this is still going. As tax payer I urge the Planning Inspectorate to complete the process as soon as possible and ensure that the Shropshire Local Plan is ADOPTED as soon as possible. Please stop wasting tax payers money debating it and just get on with enacting it. [SA 12.1-12.3]

I am sure that you will have lots of housing developers, consultants and housebuilding organisations objecting to the updated documents; but this is because they are

Shropshire Local Plan - Additional Sustainability Appraisal Report

12.1 - 12.3 - Shropshire Council has clearly consulted with all public and the process to review sites has been very thorough. I agree with their conclusion that the best place for the 'Black Country need' houses are in Tasley, Shrewsbury and Ironbridge power station. Good that the planning application for Ironbridge has shown that it can supply even more houses than originally planned and the density can therefore increase.

Table 12.4 – I agree that Albrighton's two sites allocation for future housing after the current Millfield development should be ALB017 (Wain Estates site) & ALB021 (East of Wain Estates). I believe that

absolutely no other sites should be provided in the Local Plan in Albrighton. Green Belt sites should definitely not be used. Also agreed that Albrighton should not have a site for any future 'Black Country need'. For the long term future of Albrighton I agree with the After safeguarded sites proposed for housing after 2038.

Additional Sustainability Appraisal Report Appendix 3; Updated Stage 3 Site Assessment –

Agree with the assessment included in the draft Local Plan for the Green Belt sites in Albrighton South P36A and P36B. Boningale Homes have plans to build on these sites – which should absolutely be rejected by the Council and Planning Inspector. I agree that sites are not suitable for housing, need to remain as protected Green Belt, should stay as farm land. This area is very important for Albrighton as it maintains separation with Bonginale to the south and is adjacent to the Lee Hall listed buildings. It is also disconnected from Albrighton and would split the village. I believe that the traffic assessment could have been more critical as any traffic from houses in this location would inevitably drive along unsuitable roads through Albrighton to the M54. Is the developer tried to force cars not to drive this way then this would further disconnect the sites from the village centre.

These sites are totally inappropriate for development so I am very pleased that the Local Plan prevents them from being built on.

Shropshire Local Plan - Housing and Employment Topic Paper

7.63 and 7.64 I want the Local Plan to be adopted asap so by increasing numbers by 500 homes I hope that this will help. This is beneficial for all of the County and will help with housebuilding across the country. I believe that the way that Shropshire Council has calculated the way to increase the housing numbers is very reasonable and sensible; by reviewing the actual windfall rates in the county to make this assessment more accurate; and also by assessing the actual planning application housing numbers on the allocated sites – again this improves the accuracy of the Local Plan. It also results in providing more houses so is beneficial for all and should be applauded.

Table 8.1 and 8.3 – Agree that Millfields, Wain Estates (ALB017) and east of Wain Estates (ALB021) should be included and built over a 10 year period for sustainable development of the village. Albrighton doesn't need any more.

Paragraphs 8.7 - 8.8. Albrighton's Green belt is integral to the character of the village and absolutely should not be built on

Paragraphs 16.64 New employment buildings should absolutely not be built on Albrighton Green Belt land – even if they are secondary schools, healthcare centres; and absolutely not supermarkets, drive throughs etc. These would destroy the existing businesses in the village.

Shropshire Local Plan - Updated Green Belt Topic Paper

4.14 - 4.21 I support the massive work done by my council in Shropshire and any new houses **MUST** be built in line with the Local Plan. No developers should be allowed to build in locations that aren't in the Local Plan. I support the conclusions that Tasley, Shrewsbury and the former Ironbridge Power Station are where the Black Country need housing should be in built.

5.24 - 5.27. I support the proposals for safeguarded land in Albrighton and other locations. To ensure long term, sustainable development these sites must be kept free from housing until after 2038. If they are built on earlier than it would be too quick and would destroy the community cohesion.

6.4 - 6.8. Greenbelt around Albrighton is absolutely key. See the above points in my introduction. The village already has allocated sites which have been built on and continue to be built on; and other sites like ALB017 & ALB021 which will provide future housing; and 3 safeguarded sites ALB014 (Cross Road), P32a (By-Pass) and part of P35 (Kingswood Rd) for future housing **AFTER** 2038.

If developers try to put forward plans to build on any other sites outside of this or in Green Belt then Shropshire Council and the Planning Inspectorate has a duty to reject these proposals and put full weight behind defending the village from them if it goes to planning appeal / secretary of state etc.

6.13. Albrighton is not suitable for sites for housing for the unmet Black Country need – Shropshire has done a detailed assessment and I support the sites proposed in Tasley, Ironbridge and Shrewbury

Matt Lakin

(Please continue on a separate sheet if necessary)

Please succinctly provide all necessary evidence and information to support your response. After this stage, further submissions may only be made if invited by the Planning Inspectors, based on the matters and issues identified for examination.

Q5. Do you consider it necessary to participate in relevant examination hearing session(s)?

Please note: This response provides an initial indication of your wish to participate in relevant hearing session(s). You may be asked to confirm your request to participate.

No, I do not wish to/consider it necessary to participate in hearing session(s)

Yes, I consider it is necessary/wish to participate in hearing session(s)

The Inspectors will determine the most appropriate procedure to consider comments made during this consultation.