

From: Wayne Lewin Clerk to the Frampton Parish Council

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Dear Dorset Council,

Via email to planningpolicyconsult@dorsetcouncil.gov.uk

Frampton Parish Council response to the Dorset Local Plan Consultation

Thank you for allowing the Parish Council to respond to the above.

This reply specifically relates to Annex C

**Opportunity sites for Gypsies, Travellers and Travelling Show people
GT/FRAM/001 – Land to the Northwest of Marl House**

The Parish Council held an open meeting on Tuesday 07th October, to enable the community to offer opinions on the above site.

The conclusion was that the community was **strongly opposed** to this site being put forward into the local plan for the following reasons.

History

Dorset Council will be very aware that planning has previously been refused on this site. The reasons then remain current today and Frampton Parish Council urge Dorset Council to revisit this application and refresh on why the then West Dorset District Council refused planning permission.

More recently, Dorset Council had to enforce enforcement action on this site on the same said community that the opportunity site has been identified for, thus previously showing disrespect for the site and the established communities of Frampton and Maiden Newton.

Access

The site borders the A356, an incredibly busy country route from Dorchester to Maiden Newton via Frampton.

The A356 is, at this location, a nation speed limit zone. The road is dark and winding with multiple known incidents having occurred in this place.

The idea of vehicles turning into and pulling out of this site is unimaginable.

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Frampton Parish refers Dorset Council to its very own Local Transport Plan consultation where it clearly states that

"make public transport, walking, wheeling and cycling preferred for many trips".

There is no public transport running this route, no cycle paths and no pavements and likely never to be as Frampton village has no amenities whilst Maiden Newton (which has) is nearly two miles away.

On the factor of access and safety alone for vehicles and pedestrians this site must be removed from the future draft local plan.

Without safe access, the proposal conflicts with NPPF paragraph 116, which requires refusal where highway safety issues remain unresolved.

Amenities

Frampton village has very few amenities – a play park and village hall.

It is felt that Maiden Newton would become overburdened on its already full health facilities, education and parking. Maiden Newton has itself opportunities for development as detailed in Annex A (LA/FRVA/001) – 46 homes which would also add to the issues as outlined earlier.

National Landscape (AONB)

Dorset Council acknowledges that the site lies within the Dorset National Landscape (Area of Outstanding Natural Beauty). Under the Countryside and Rights of Way Act 2000, Dorset Council has a statutory duty to conserve and enhance the area's natural beauty. NPPF paragraph 189-190 requires refusal of development in an AONB unless there are exceptional circumstances and public interest. These tests have not been met.

Natural Environment and Ecology

The site is part of an identified ecological network and lies within the Poole Harbour Catchment. Dorset Council acknowledges that development must achieve nitrogen neutrality, but no deliverable mitigation is identified.

This conflicts with Policy **ENV4 (Natural Environment)** of the West Dorset, Weymouth & Portland Local Plan, which requires sensitive areas to be protected unless effective mitigation is secured.

The surface water run would increase dramatically, thus potentially causing further issues on the roads (especially in winter), with an increase flood risk and pollution into the river Frome, a valuable and rare Chalk Stream.

Heritage

The site is within close proximity to a known Roman villa and there may well be Roman features hidden with the proposed area that should be investigated and protected.

An archaeological survey would be essential prior to any decision being made.

Infrastructure and Services

This site is in a very rural area.

There are no mains electricity, sewage, or water close to the location. The cost to Dorset Council and thus the taxpayer would be astronomical.

Gypsies and Travellers Government Policy

In Dorset Council's own consultation document clause 12.5 it sets out Criteria for Travelers to be able to develop their own sites, clearly the Frampton site does not meet the conditions set out in Dorset Council's own document.

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In the Government own policy, it states 'To ensure provision of suitable accommodation from which travellers can access education, health, welfare and employment infrastructure.

As outlined above, it is very unlikely that these could be met at this site.

It also stated that the Local Authority must protect local amenities and environment.

That the Local Authority should ensure that traveller sites are sustainable economically, socially and environmentally and ensure their policies

Promote peaceful and integrated co-existence between the site and the local community

Promote, in collaboration with commissioners of health services, access to appropriate health services

Ensure that children can attend school on a regular basis

Provide a settled base that reduces both the need for long-distance travelling and possible environmental damage caused by unauthorised encampment

Provide for proper consideration of the effect of local environmental quality (such as noise and air quality) on the health and well-being of any travellers that may locate there or on others as a result of new development

Avoid placing undue pressure on local infrastructure and services.

Frampton Parish Council fear none of these National guidelines would totally be observed to.

Conclusion

All 25 other sites were reviewed as part of the Frampton Parish Council consultation. It was apparently clear that site **GT/FRAM/001** is one of the least appropriate for the opportunity as outlined. Locations closer to the larger conurbations such as Weymouth, Dorchester and Gillingham are deemed much more appropriate.

When the past history, access concerns, amenities, national landscape, ecology, heritage, infrastructure, services and national / local policies are collectively considered – it is strongly suggested that this site is not considered for next phase of the Dorset Local Plan.

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