

Appendix 6  
Question 6 to  
Question 8



## Report Settings Summary

Event	<b>Local Plan Issues &amp; Options November 2017</b>
Total Responses	<b>22,707</b>
Total Respondents	<b>2,376</b>
Filtered Responses	<b>427</b>
Filtered Respondents	<b>416</b>
Questions	<p><b>Question 6</b></p> <p><b>Do you agree with the suggested objectives for the new Local Plan?</b></p> <p><b>Yes / No</b></p> <p><i>If no, please explain the changes you would like to see and why.</i></p>
Filter	<i>(none)</i>
Consultation Point(s)	<b>ID-4764294-QUESTION-6</b>
Pivot	<i>(none)</i>
Document Name	Question 6 - Summary Report
Created on	2019-04-16 14:50:05
Created by	Strategic Planning Admin

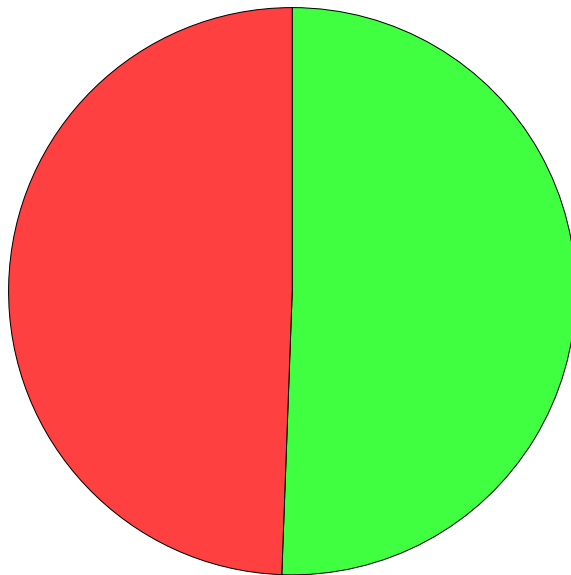
Your Opinion

Question responses: 427 (100.00%)

Question 6

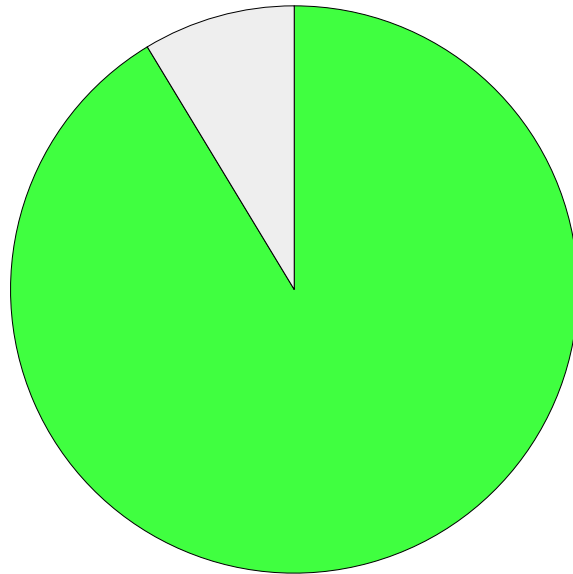
Do you agree with the suggested objectives for the new Local Plan?

Yes / No



	% Total	% Answer	Count
Yes	50.59%	50.59%	216
No	49.41%	49.41%	211
Total	100.00%	100.00%	427

## Responses

Question responses: **390 (91.33%)**

	% Total	% Answer	Count
■ Responses	91.33%	100.00%	390
■ No Response	8.67%	--	37
Total	100.00%	100.00%	427

## Supporting evidence

Question responses: **6 (1.41%)**

	% Total	% Answer	Count
■ Responses with File(s) Uploaded	1.41%	100.00%	6
■ Responses with No Uploads	98.59%	--	421
Total	100.00%	100.00%	427

## Issues and Options All Responses to Question 6

<b>Number</b>	Question 6
<b>ID</b>	LPIO6
<b>Full Name</b>	Mr John Allan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Housing should be separated into for sale, for rent and council
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13
<b>Full Name</b>	Mrs Jennifer Ponsford
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO43
<b>Full Name</b>	Mr David Munnery
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO48
<b>Full Name</b>	Mr Derin Mellor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I'm confused. Everything implies that brown field sites should be favoured in preference over virgin farm land. However, even though Bovingdon Air field is a a very large brownfield site it hasn't been consider - why?</p> <p>This could has the capability of a direct connection on to the A41 without needing to significant development on the road access. Which can provide access to the nearby stations (though these are already overloaded).</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO60
<b>Full Name</b>	Mr David Hicks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Green Belt land was intended to be exactly that, green countryside protected to serve as a surrounding landscape for London - it must be protected for future generations, and not developed to a) create wealth for landlords and developers b) satisfy a political target c) provide a healthy and cleaner environment for future generations to visit, enjoy, live in, and treasure.</p> <p>Kings Langley is a village and it must be protected and kept as a village - not become part of the Hemel sprawl... Apsley has already been rolled up into a thoroughfare for Hemel residents to get to the M25.</p> <p>There are plenty of places to develop and build on in existing urban areas, not green fields, farmland and countryside. I dispute any plans that will mean that Kings Langley will get swallowed up by Hemel or Watford.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO75
<b>Full Name</b>	Mr John Lilley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes



<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO120
<b>Full Name</b>	Mrs Lynne Head
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Sustainable development: "convenient access between jobs, homes and facilities to minimise the impact of traffic and reduce the need to travel". I cannot see how this statement ties in with development on Green Belt land where the surrounding infrastructure does not provide easy access to employment and where current public transport options would most likely require travel to jobs by car.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO140
<b>Full Name</b>	Mrs Catherine Bracewell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	'To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment.' . This makes absolutely no sense, and is totally contradicted by the site allocation, when the strategy is to: Grab greenbelt land, which forms the distinctive landscape, Build on every available piece of open land which create the open spaces Destroy important historic villages like Kings Langley and Tring which represent the historic environments to which you refer
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO160
<b>Full Name</b>	Mr John Shaw

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The objectives are admirable, the reality will be something else, there must be no development on green field sites.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO209
<b>Full Name</b>	Mr Martin Cotton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I realise that it is out of DBC's control, but why no mention of hospital provision, the elephant in the room.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO270
<b>Full Name</b>	Mrs Niki Pinchin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	So many of these objectives rule Kings Langley out as a potential site for development - yet it is still in the mix as an option ... why.  'To conserve and enhance the function and character of the villages and countryside.' - yet you want to merge it into Apsley and Hemel - a beautiful sprawling Dacorum conurbation?!  'To support rural enterprise' - you want to build on a successful and popular farm, on Green Belt land, and destroy one of the last few dairy farms in Hertfordshire?!  'To protect ... historic environment' - you want to build thousands of houses next to a Conservation Area despite old covenants protecting the views?!
<b>Include files</b>	

<b>Number</b>	Question 6
<b>ID</b>	LPIO288
<b>Full Name</b>	Ms Jane Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We already have a vibrant and prosperous community so why change it? If you want to look after the environment don;t build on the countryside. How does building on a farm support rural enterprise?</p> <p>It sounds more like your plan is to line the pockets of developers and businesses/individuals involved and the reports you are basing the plan on do not cover specific needs in specific towns, just dacorum as a whole.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO321
<b>Full Name</b>	Mr David Stanier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO368
<b>Full Name</b>	Mr Michael Bouvier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Plan fails to match the objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO388
<b>Full Name</b>	Ms Penny Gore

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>Everyone would like to see a happy, healthy, prosperous community with plenty of local employment. Unfortunately, I experience increasing traffic congestion and pollution, and inadequate local infrastructure.</p> <p>I live in Dacorum and work in London, so I have to travel by rail. I witness daily the difficulties of parking at Hemel station - virtually impossible to do if you arrive any later than 10 am. I would love to get a bus to the station but there's no straightforward way to do this. This is the sort of elementary issue you should be getting right, and yet nothing changes. Traffic congestion is becoming acute and yet there seems to be little or no joined-up thinking on this issue. The council holds no sway over the actions of private bus or rail companies, and so your ability to actually influence transportation, one of the most important factors affecting the daily lives of people in the borough, is minimal. Hence I'm afraid I hold out little hope for your stated aim to 'enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel.' It would be a more positive picture if you could only find a way to have significant input into the local policies of London Midland or Arriva.</p> <p>Let's also not shy away from mentioning the disgraceful lack of hospital provision in Hemel Hempstead and the downgrading of the Urgent Care Centre: can we seriously propose a vast increase in population and still maintain that all the resulting health needs can be adequately addressed? Speaking as someone who has had to cope with a relative in Watford Hospital as an in-patient for a week, I cannot believe for one moment that this would be a sustainable proposition.</p> <p>As for looking after the environment, I can only say that if you really wish 'To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment' - <b>don't build on the Green Belt.</b></p>
Include files	
Number	Question 6
ID	LP10430
Full Name	Mrs christine kavanagh
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	

<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree that we need to increase economic prosperity and protect our green environment. I believe to meet the aim for economic prosperity, the retail experience in Hemel Hempstead town centre needs to be dramatically improved. Car park charges need to be reduced, bus fares should be also be reduced to a realistic level and rents for commercial properties should also be capped so that retailers and shoppers are encouraged to come back to the town centre. I also agree that Dacorum's distinctive landscape needs to be protected but do not see how the plan to build so many new houses in the area is compatible with this vision.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO443
<b>Full Name</b>	Ms Julia Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The objectives set out are laudable, but the proposals will not fulfil them, thus they are futile and meaningless
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO490
<b>Full Name</b>	Ms Louise Crown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the vision detailed in the proposal but do not agree at all that this can be achieved if it is implemented. Local jobs will be lost and local businesses will miss out. This plan will have the exact opposite effect of the environmental aims - distinctive local character, spaces, diversity, history will all be lost. Pollution will increase and the impact of this will be immediate, long lasting and irreversible.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO536
<b>Full Name</b>	Mrs Sarah West

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO563
<b>Full Name</b>	Mrs Caroline Williams
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I very much doubt the local jobs you are proposing would allow those people to buy houses in Kings Langley. Transport is a real issue here already, the trains are rammed from 6am in the morning and the M25 stationary at the same time, local roads to Watford and Hemel are log jammed not long after. Double the size of Kings Langley and it won't be healthy community, you'll have removed our wonderful dairy farm and the farmer of his livelihood. You'll have robbed us of a huge amount of beautiful green fields that people walk to relax and destress in, not forgetting the massive positive environmental impact those fields and woods have on us on a day to day basis. None of this will improve GDP, it will make it worse. You absolutely must conserve the current character of Kings Langley, or its will disappear along with its wonderful history. Lets be honest, most local people will not be able to afford the houses built anyway.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO580
<b>Full Name</b>	Georgina Tregoning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the objectives contained in the Core Plan, but I am concerned that if new house building is carried

	out on a large scale it will be impossible to achieve these objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO589
<b>Full Name</b>	Mrs Saunders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the suggested objectives, but I cannot see how any of these will be achieved with the proposals in the local plan to build so many houses on green belt land
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO615
<b>Full Name</b>	Mrs Carole Stokes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The plans for Kings Langley do not meet the objective. Building on a successful local farm does not support rural enterprise. The High street and Watford road are prone to flooding since the bypass was built. The rain, no longer able to soak away in the fields, now runs down Langley Hill and Great park in torrents to pool at the lowest points. How much worse will this be if the green belt development happens?
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO658
<b>Full Name</b>	Mr David Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<p><b>Your response - Please add your response here</b></p>	<p>No - we need the following clarifications and additions in italics</p> <p><b>Sustainable Development</b></p> <p>To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel. - <i>and continue to improve transport infrastructure and links</i></p> <p>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services. - <i>Whilst maintaining cultural and historical heritage</i></p> <p>To conserve and enhance the function and character of the villages and countryside. - <i>and towns</i></p> <p>To create safe and attractive environments through high quality design. - <i>consistent with historical look and feel</i></p> <p><b>Strengthening Economic Prosperity</b></p> <p>To develop Maylands Gateway as a hub for Envirotech business. - <i>with more flexible business accommodation</i></p> <p><b>Homes and Community Facilities</b></p> <p>To provide a mix of new homes to meet the needs of the local population. - <i>Quality new homes - houses with gardens and parking, not more apartments</i></p> <p>To provide for a full range of social, leisure and community facilities and services. - <i>ongoing increasing investment sporting, cultural and community facilities</i></p> <p><b>Looking After the Environment</b></p> <p>To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment. - <i>Whilst including controlled and balanced use of green belt for well structured housing and facility development</i></p> <p><b>Infrastructure and Delivery</b></p> <p>To ensure that all development contributes appropriately to local and strategic infrastructure requirements. - <i>Infrastructure must be carried out in parallel with housing developments</i></p> <p>To co-ordinate the delivery of new infrastructure with development. - <i>Including - transport, healthcare, education, leisure, sporting facilities</i></p>
<p><b>Include files</b></p>	
<p><b>Number</b></p>	<p>Question 6</p>
<p><b>ID</b></p>	<p>LPIO710</p>
<p><b>Full Name</b></p>	<p>Mr Julian Dent</p>



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ol style="list-style-type: none"> <li>1 The council should regard Berkhamsted as even less suitable for housing development than St Albans.</li> <li>2 Any further development of Berkhamsted will exacerbate all the known problems of parking, school places, A&amp;E access, waiting lists at doctors and dentists, traffic pollution and utility loading, especially water supply, sewage drainage, mobile phone and internet access and electricity.</li> <li>3 The town is already overwhelmed by traffic, lack of infrastructure and is constrained by being in a steep-sided valley through which both canal and railway pass, making access difficult from the North and core service and infrastructure expansion impossible</li> <li>4 The primary schools are overwhelmed, the secondary school is already enormous and has limited potential for any expansion</li> <li>5 The nearest major A&amp;E is an hour away on a busy traffic day</li> </ol>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO743
<b>Full Name</b>	Mrs Victoria Vernon
<b>Company / Organisation</b>	Sport England
<b>Position</b>	Trainee Planer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Sport England is encouraged that the emerging local plan includes options for Healthy communities and high quality design and would encourage design policies to advocate the use of Sport England's and Public Health England's established Active Design guidance: (<a href="http://www.sportengland.gov.uk/active-design/">http://www.sportengland.gov.uk/active-design/</a>) which encourages developments to be designed to promote active lifestyles through sport and physical activity such as walkable communities and connected footpath and cycle routes.</p> <p>Sport England also supports the inclusion of objective to protect and enhance open space and to provide social, community and leisure facilities and would request that sporting facilities be specified and included within this objective.</p>
<b>Include files</b>	

<b>Number</b>	Question 6
<b>ID</b>	LPIO765
<b>Full Name</b>	Mr David Palfrey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I can not see how the Kings Langley developments achieve:</p> <p>"supporting the function and character of a village" - thousands on new homes will turn village into a town</p> <p>"support rural enterprise" - close a thriving local farm business of regional acclaim</p> <p>"protect people and property from flooding" - build houses on Rectory Lane flood plan on top of oil pipe line. Next to a water source?</p> <p>Makes you wonder?</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO794
<b>Full Name</b>	Mrs Catherine Marks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>"To conserve and enhance the function of villages" building hundreds and thousands of homes is not "conserving" our villages, it is also not "enhancing" them its is destroying the very thing a village is.</p> <p>You mention "convenient access" none of the proposed sites in Bovingdon especially the land rear of Green lane/Louise Walk and South East of Homefield is not realistic. Green Lane is a beautiful small country lane that would not be able to take the extra cars going into the village. there would be queuing traffic along that road, huge amounts of pollution.</p> <p>Whilst I don't agree with any of the proposed sites in Bovingdon the one at Grange Farm has the widest road access and has access directly to Chesham and Hemel Hempstead.</p> <p>You mention that you will look at existing land and developed sites, I have suggested plenty in Hemel Hempstead. Green belt sites are not already developed sites.</p>

	<p>You mention you'd like to "protect Dacorum's distinct character and open spaces" building on Green belt land is not protecting either.</p> <p>You mention you want to reduce carbon emission and pollution. Building in villages will produce more carbon emissions, more traffic and more pollution. It is unrealistic to think people will walk when people already use their cars to drive two minutes down the road into the village.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO854
<b>Full Name</b>	Mr Stephen Bevan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO903
<b>Full Name</b>	Ms Stephanie Knowles
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Destroying the status of Kings Langley as a village, including the Ruckler's Lane community does not sustain high quality of life nor maintain it as a healthy community. Furthermore, the additional traffic will impact quality of air and bring additional dangers - particularly with the increase in young people indicated by the need to build an additional primary school. Kings Langley does not want to be amalgated in with Hemel or Watford, this would destroy its distinctive character and village charm, thereby contradicting your objective of 'to conserve and enhance the function of character of the villages'. Villages economy traditionally relies on rural businesses, yet the planned developments wish to take away viable and profitable farms. Hence, your plans do not support rural enterprise. Furthermore, the village High Street economy relies on its unique small shops, distinctive from those offered by large towns.</p>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO906
<b>Full Name</b>	Mrs Lindsey O'Brien
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>You state in your objectives that you wish to:</p> <ol style="list-style-type: none"> <li>1) Minimise the impact of traffic</li> <li>2) Make use of previously developed sites</li> <li>3) Ensure continuation of a high quality of life</li> <li>4) Protect and enhance Dacorum's distinctive landscape, character, open spaces and historic environment</li> </ol> <p>How can you possibly justify this by developing on green belt sites?? To protect the historic environment would mean to not develop Kings Langley Village and Shendish Manor because to do so would go against your own objectives. The same can be said for the impact of traffic- building all these homes, shopping centres and schools etc will do the complete opposite causing noise and pollution, which actually goes against another objective you have- ensuring a high quality of life. I would also like to point out you mention one objective of making use of existing land and previously developed sites. You developed office blocks in Kings Langley and these are still not fully utilised so why on earth would you think building more would be a good idea?</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO964
<b>Full Name</b>	Mr Roger Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>On Infrastructure and Delivery, the objective is stated as to coordinate the delivery of infrastructure. Now mention of planning for a 50% increase in the population of Tring. For infrastructure to be successful it requires detailed forethought, in addition to coordination. At the public exhibition the usual mention was made of schools and medical facilities, but none of the wider infrastructure required to support unprecedented growth for Tring. For example how would Tring High Street cope with a 50% population increase? Therefore I ask that you do not just coordinate the infrastructure but proactively invest in planning for the total change that is envisaged to the town of Tring. The current report fall way short.</p>

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1014
<b>Full Name</b>	mr Tish Seabourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	1 Yes • Strongly agree – all options should be robustly measured against these objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1070
<b>Full Name</b>	Ms Tish Seabourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Strongly agree that all options must be measured against the stated objectives
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1076
<b>Full Name</b>	Mr Dominic Gibberd
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1171
<b>Full Name</b>	Mr John Ingleby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>New buildings should aspire to passivhaus standards, and there should be a strong focus on retrofitting existing buildings to minimise energy consumption. Along with many other UK towns and cities, Dacorum should aim to exceed the UK's carbon reduction goals by aiming for "zero carbon" by 2050. (See also Question 28)</p> <p>Land should be set aside for local food growing to minimise "food-miles", as well as improving opportunities for employment and eco-education of people and who for various reasons are not in employment, education or training.</p> <p>In order to reduce local car journeys, plans should include surface improvements and widening of existing pathways to provide safe cycle routes for the majority of journeys to and from local schools, supermarkets and rail stations. Secure cycle storage facilities should be provided at all these destinations.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1184
<b>Full Name</b>	Mrs Nicola Everitt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The overarching objectives state that the plan will.</p> <ul style="list-style-type: none"> <li>-promote social inclusion and cohesiveness, embrace diversity and reduce inequalities</li> </ul> <p>The last 2 developments in Berkhamsted have not provided affordable housing in order for this to happen. Bank Mill development contains 0% affordable homes and Bearoc park around 6%. I feel that the developers might be making these promises in the planning stages then actually delivering something quite different. If the new developments go ahead and are full of more million pound homes it will attract more high earning families and actually reinforce the social divide between those who can afford and those who cannot. What we need are affordable homes so that young people and families who have grown up here can stay and get on the housing</p>

	ladder. There are no guarantees in any of these documents that small affordable homes will be built. Expanding Berkhamsted with expensive housing will perpetuate social division inequality not solve it.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1197
<b>Full Name</b>	Mr Bernard Richardson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The objectives set out are good but the current proposals will do nothing to achieve them. The objectives will not be achieved by the current plan.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1245
<b>Full Name</b>	Mrs Hazel
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	It is madness to suggest these developments, look at the quality of community we have in this village not the potential financial profits for developers to turn Bovingdon into a town. Deterioration of Air quality, wildlife eradication, lack of parking are all tremendous considerations which need to be made not the mention what will turn into the abuse of resources for a capable village to have to serve as a town (schools, doctors)
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1257
<b>Full Name</b>	Sarah Harper
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The suggested objectives are fine but they are not met by the proposals. How can you consider that allowing large scale development on Green Belt land is acting to protect and enhance the landscape, and closing down a farm in Kings Langley to make the land available supporting the rural economy? If the Plan's objective is to "promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes" why are there proposals for large scale development in Kings Langley? Is the intention to make a new City out of all the towns and villages??
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1296
<b>Full Name</b>	Mrs Angela Goddard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>However, cramming building into small towns will not fulfil these objectives, and will go a long way to destroying community and making hardship for families who will have to taxi their children to a different town for schooling, and where there are no guaranteed extra health facilities.</p> <p>The only open spaces you are thinking of here are in Hemel Hempstead, because Berkhamsted will lose most of theirs - green belt included.</p> <p>Who is going to pay for the facilities needed? It seems clear that the developers only contribute one third of the cost of new services, and our health and education systems are not flush with money to make up the difference.</p> <p>Who will pay for the building of new roads and the knocking down of houses to make way for them?</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1353
<b>Full Name</b>	Mr Antony Harbidge
<b>Company / Organisation</b>	Berkhamsted Residents Action Group (BRAG)
<b>Position</b>	Chairman
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes



<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1388
<b>Full Name</b>	Ms G Puddiphatt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I don't agree with the objectives. Any further development of Berkhamsted will exasperate our current and very serious issues of traffic, school places, parking and other infrastructure. How do you see building more houses in Berkhamsted, in particular Be-4 Darrs Lane/ Bell Lane and Dunsley Farm will achieve sustainable development and protect the environment for future generation?
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1430
<b>Full Name</b>	Mr Brian Rook
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	A key objective within the Sustainable development" sction should be a requirement to maximise development on Brownfield sites, and implement only the bare minimum of development of Green Field sites
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1443
<b>Full Name</b>	Miss Penelope Allsop
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Kings Langley doesn't have the room we don't need anymore houses, leave our village alone....
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1490
<b>Full Name</b>	Mr Chris Marks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	It's stated that providing a mix of new homes to meet the needs of the local population. The figures are draft figures that are not accurate and are a projection of what "might" be needed. Also, Kings Langley and Bovington do not have any population needs they are just fine staying as villages.  It's stated that the aim is to protect Dacorum's landscape. By building on greenbelt land you are removing distinctive landscape and increasing pollution in villages.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1491
<b>Full Name</b>	Mr Chris Marks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Neither Bovington or Kings Langley have the infrastructure for such huge scale housing developments. Both villages suffer from traffic congestion and the pollution will only increase from more traffic. Both villages are oversubscribed in school and doctors surgeries.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1598
<b>Full Name</b>	Mrs Susan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1656
<b>Full Name</b>	Mr Peter Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There are so many failings, it is difficult to know where to begin. The provision of health facilities and water are long-term problems that show little sign of being solved. The provision of homes at the top of steep hills, some distance from the town centre will not promote healthy and sustainable communities and a high quality of life nor will it promote social inclusion and cohesiveness nor will it enable convenient access between jobs, homes and facilities nor will it minimise the impact of traffic or reduce the overall need to travel.</p> <p>There is very little chance of the provision of homes, jobs and strategic services in Berkhamsted and Tring and if it did happen, it would destroy the function and character of the villages and countryside.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1729
<b>Full Name</b>	Mr Kenneth Watts
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The stated objectives as presented are laudable and deserve support. However, the inclusion of suggested large development sites surrounding the large villages suggests these objectives may not be adhered to in practice. In particular , any one of the sites put forward for Kings Langley would result in huge and irreversible damage to the nature of the village and surrounding area, present catastrophic problems for traffic movement on already congested roads within the village and, in the case of developing site KL-h3,</p>

	<p>overwhelm the principal commuter route at junction 20 of the M25 .</p> <p>The permanent loss of productive green belt farm land and the one of the few dairy farms in Hertfordshire, will result in irreversible changes to the nature of Kings Langley and a significant risk of coalescence of this settlement with Watford and Hemel Hempstead. This does not signify 'sustainable' development in any sense of the word I understand. Economic growth should logically centre on existing commercial development and where further growth is proposed and where high-density, lower-cost housing and commercial development can share adjacent or near-adjacent land. This would concentrate commuting within the economic area and discourage commuting to London and further afield from low density, high value dormitory developments.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1755
<b>Full Name</b>	Mrs Pamela Kingsland
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I would not like to see any changes we have sufficient retail, commercial and leisure facilities in Kings Langley.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1795
<b>Full Name</b>	Mr Richard Case
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Overall these objectives seem excellent. The local Plan should explicitly identify how it will achieve them whether in isolation or cooperation with third parties. Where a conflict arises between 2 objectives then the plan should make explicit how the conflict should be resolved.</p> <p>Under environment I would specially add something on water since the Chiltern Chalk streams are a rare habitat type. Increased development requires more water stretching resources further.</p>

	Reference needs to made towards addressing the needs of the local population and how this is prioritised with managing the anticipated inflows of people from surrounding areas and in particular London.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1875
<b>Full Name</b>	Mrs Alison Hales
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Make public transport more affordable. You are looking to remove green belt areas without identifying any new green spaces for recreation as outlined in the SA.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO1962
<b>Full Name</b>	Mrs Katie Garner
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The objectives are sound but the plans are counter productive to meeting the objectives and are a sure way to ensure that the objectives are not met. Easing traffic congestion will not be achieved by building more house, flood management will not be achieved through building houses which reduce opportunities for rainwater run off and soak away.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2007
<b>Full Name</b>	Mr Christopher Giddings
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	I agree with the plans objectives but i cannot see how the council is delivering to this plan. The only progress of the Maylands "hub for Envirotech business" has been a single data centre, a building supply mega store and a self storage unit (and additional housing).
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2037
<b>Full Name</b>	Mrs Jane Hennell
<b>Company / Organisation</b>	Canal & River Trust
<b>Position</b>	Area Planner
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes, the range of topics also reflects the range of topics or themes over which the Canal & River Trust feel that waterways can have an influence.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2064
<b>Full Name</b>	Mrs Karen Mellor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>While the objectives are admirable, I do not believe they go far enough.</p> <p>They should include an objective to reduce carbon emissions in line with Zero Carbon Britain 2030. All future development whether it be Housing, Transport, Energy usage, Waste, Food, Business should be primarily measured against this before any decision is made.</p> <p>They should include an objective to reach Category 6/Passivhouse standards of energy efficiency in ANY new building. Also training schemes to ensure that our 'old school' builders are brought up to speed on the necessity for excellence. There should be an objective to deal with the 'elephant in the room' which is the fact that the current housing stock across Britain is not sufficiently well insulated, causing high carbon emissions and residents voluntary take up of the government insulation deals has been woefully inadequate.</p> <p><a href="https://www.ukgovernmentsubsidy.com/insulation/">https://www.ukgovernmentsubsidy.com/insulation/</a></p>

	<p>New housing schemes should be very carefully considered and measured against clear and definitive local requirements not bulldozing government figures foisted upon an area.</p> <p>There should be an objective to ensure that we start building safe cycle lane infrastructure to ensure connectivity between the towns and villages, to speed up travel and encourage this as a method of transport to work and school, not just as a very unsafe leisure pursuit for the brave.</p> <p>It should include an objective to set aside more land for local community food growing to reduce food miles and carbon emissions from food imports, revitalise the soil structures depleted from big agri-fertilisers and provide people with a healthy way to eat and exercise.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2139
<b>Full Name</b>	Mr Simon Ware
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>no more than 300 homes a year, as per the 2013 plan I do not agree with the Governments figures. The Office for National Statistics data on population growth assumes that it will continue to grow at the same rate as before due to net migration. However, this does not take into account the potential effect that Brexit will take on the growth figure. I do not therefore agree with the predicted need for additional houses above the 2013 level.</p> <p>The Local Plan needs to include reference to the protection of the Greenbelt and to set the Greenbelt boundaries in their Local Plan for endurance in the long term.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2204
<b>Full Name</b>	Mrs Melanie Flowers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I do agree with the stated objectives, particularly those for Sustainable Development, however I do feel that the requirement to only consider a minimum of Green belt development after all potential brownfield sites have been development should be included as a primary point. I also feel that in order to achieve the sustainable development and other objectives, Option 1A is the only reasonable conclusion as Green belt development would be minimised and housing would be located closest to the proposed employment centres of Hemel, Tring & Berkhamsted thus minimising the need for additional traffic on the roads.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2233
<b>Full Name</b>	Mr Peter Flowers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Destroying the status of Kings Langley as a village community does not sustain high quality of life nor maintain it as a healthy community.</p> <p>Furthermore, the additional traffic will impact quality of air and bring additional dangers - particularly with the increase in young people indicated by the need to build an additional primary school. Kings Langley does not want to be amalgated in with with Hemel Hempstead, this would destroy its distinctive character and village charm, thereby contradicting your objective of 'to conserve and enhance the function of character of the villages'. Village economies traditionally relies on rural businesses, yet the planned developments wish to take away viable farms. Hence, your plans do not support rural enterprise.</p> <p>Furthermore, the village High Street economy relies on its unique small shops, distinctive from those offered by large towns. Gridlocking the high street would in all likelihood destroy their already fragile existence.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2285
<b>Full Name</b>	mr David van Rhee
<b>Company / Organisation</b>	
<b>Position</b>	



<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	can't see anything about schools and accounting for significant increase in the pupil population nor can I see any provision for the additional road traffic or additional bus services
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2308
<b>Full Name</b>	Mr George Bull
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The specific proposals subject to consultation in Tring are completely at odds with the overarching objectives enshrined in the document.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2346
<b>Full Name</b>	Mr Paul Crosland
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2364
<b>Full Name</b>	Dr Nick Hodsdon
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	<p>Adding more local infrastructure is not going to help when national infrastructure is already beyond capacity.</p> <p>The M25, M1 and A41 are all very congested in peak times.</p> <p>Broadband services where there is no cable are dire</p> <p>We suffer from and above average power outages because the local substation can't cope now.</p> <p>The trains are crowded in rush 'hour'</p> <p>There is a wait of more that 2 weeks to see your local GP</p> <p>Rucklers Lane floods every time it rains heavily but nothing has been done to improve this in the 22 years we have lived here</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2444
<b>Full Name</b>	Mr Timothy Copeman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have not seen any conclusive plan as to how these are going to be achieved. Words are good but what actions are local governments going to take to ensure that this will happen. The current status on sustainability and job creation is very nebulas. There is a clear plan as to house building but none of the other elements.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2534
<b>Full Name</b>	MRS Lesley Culley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Mostly agree but I am not sure whether you have considered betting shops/casinos and fast food outlets etc. Will you be putting provisions in the plans to prevent the proliferation and clustering of betting shops and fast food outlets? You definitely should, in order to protect people from excessive gambling and also on public health grounds. My understanding is that if you have clearly stated policies in your local plan it is harder for developers to put a coach and horses through your refusals of planning permission.</p>

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2552
<b>Full Name</b>	Mrs Marriott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The principles sounds like they have just been copied and pasted from a government list without applying any consideration to the local constraints and requirements. Promoting the Hemel industrial are makes sense as there industrial boundaries are established and there is scope to improve that area to a business hub. Berkhamsted is already appears to be at capacity in relation to the infrastructure. With regards to Tring, how to you propose to develop area and preserve the environmental, geological, historical features and community values at the same time. That would not be realistic. It is clear that the same assessment process and criterion have been applied to all the towns and villages which are completely different in character, population and resources. A better level of assessment tailor made for each area is required to achieve a more sustainable plan for growth.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2580
<b>Full Name</b>	Mrs Carolyn Wallis
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	While agreeing with these policies in general we do not believe that they are being applied to the latest proposed developments in the current Core Strategy – destruction of green belt land and no requirement for new houses to be built to highest environmental standards.  Council needs to demonstrate that it is able to manage the efficient and effective delivery of the essential new infrastructure needed for these plans as this involves other bodies not governed by the council.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2596

<b>Full Name</b>	Mr John Morrish
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	This plan is woolly and contradictory. If one of the goals is to respect and continue the special nature of our villages, why does so much of the plan call for concreting them over, building houses and straining an already hopelessly overloaded infrastructure? Kings Langley's infrastructure is overloaded with no way of easing traffic though it's historic and narrow streets/
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2614
<b>Full Name</b>	MS Nicola Hutton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The objectives sound great but the plan for meeting them does not. The proposals for the development of green belt land does not appear to be addressing the needs of the local population.</p> <p>I live on Rucklers lane which has a character and history of its own and is a lane that I chose to live on due to it's rural character and the fields that it backs onto. The proposed building of 900 homes and a school will destroy this character and will negatively impact on the homes of those residents of Rucklers lane. There is a risk that there will be environmental pollution (where are the roads to access the site going to be placed?) . Shendish manor Estate is on a hill. Rucklers lane experiences a great deal of water running down the lane when there is a downpour of rain along with a vast number of stones that congregate around your car tyres. Whilst I am not an expert and have no explanation for this, I have grave concerns that building on the land so that water cannot naturally run away will increase the risk of flooding and other problems that may negatively impact my property and that of others who live in the lane. I understand that there have been problems with flooding since the recent development of the m,amor estate.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2641

<b>Full Name</b>	Mr Alan Andrews
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Do not agree with this. Infrastructure already at breaking point. More congestion. More pollution etc
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2701
<b>Full Name</b>	Mr Norman Allan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I do not believe that the local population is to increase in the numbers discussed. It will always be a problem for the young to afford properties in high value areas. Average earnings will never allow access to premium properties. When I worked in London I had to move out to get the property I wanted with enough space at an affordable price but with more travel. That is what is going to have to be the case for the younger generation. A key part of the price in area is affected by land prices. Affordable housing can therefore only be generated by government subsidy and or having minimal space.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2725
<b>Full Name</b>	Mr James Puddiphatt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I am disagreement with Building on green belt. Build on brownfield sites
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2737

<b>Full Name</b>	mr Mario yiannopoulos
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	A one size fits all set of objectives clearly misses the point of the wide ranging variations across the borough which has different needs for towns and villages
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2755
<b>Full Name</b>	Mr Cyril Mills
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Experience shows that all necessary services in relation to leisure , education, health services do not keep pace with development and this plan does not provide caste iron assurances about these issues.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2783
<b>Full Name</b>	mrs Gillian Hooper
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2801
<b>Full Name</b>	Mrs Carol Chandler
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2843
<b>Full Name</b>	Mr Paul Mcpherson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Objectives need to be SMART. Attainable and realistic. These are not smart objectives
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2906
<b>Full Name</b>	Dr Rachael Frost
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	These are all great objectives, however I would only agree with them if the council gives developers an ironclad contract to commit to actually fulfilling these objectives. Otherwise I doubt with the Conservative council cuts to local transport and centralisation of health services without associated adequate transport to these that these can be met with a sudden influx of more people. How social inclusion is to be promoted when most of these new houses will be for people who can afford a million pound house, not for those on lower incomes (or as appears to be apparent, those who are young and on good incomes) is beyond me.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2932
<b>Full Name</b>	Mr John Lunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I don't agree with the objectives. Further development of Berkhamsted will exasperate our current and very serious issues of traffic, school places, services and other infrastructure. We must protect the environment for future generations.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2970
<b>Full Name</b>	Mrs Linda Lunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I believe there are some missing areas - Health services - hospitals and GP's, care for the elderly . Getting to Watford Hospital can be a challenge !  Plus the number of affordable homes seems very limited in recent developments, should this increase ? .
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO2990
<b>Full Name</b>	Mr John McCombe
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The objectives are broadly right, but need to be delivered
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3049
<b>Full Name</b>	mr hugh siegle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	



<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3134
<b>Full Name</b>	Mrs Kathryn White
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The infrastructure point is key. Certain routes in dacorum are already heavy with traffic. Adding significantly more traffic without road improvements is not workable. Hospital capacity and school places are also lacking and will need improving to support additional residents.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3173
<b>Full Name</b>	Dr Lucy Murfett
<b>Company / Organisation</b>	Chilterns Conservation Board
<b>Position</b>	Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Add an objective on conserving and enhancing the nationally protected landscape of the Chilterns AONB. Also conserving and enhancing the natural beauty of the AONB should be listed in para 4.2.2 as an issue that needs to be addressed on a cross-boundary basis. There is already an established structure for this joint work (the Chilterns Conservation Board) and the process of AONB Management Plan preparation and review to set policy and actions for the AONB.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3188
<b>Full Name</b>	Mrs Alicia Southgate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	It claims you will protect open spaces and the distinctive landscape character but the proposal completely contradicts this.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3225
<b>Full Name</b>	Mr George Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Hemel, Tring and Berkhamsted should continue to grow as towns which have greater capacity. Kings Langley does not have this capacity and if Green belt is developed we will no longer be a village but an urban sprawl. The government has made it quite clear that Green Belt land is to be protected.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3276
<b>Full Name</b>	
<b>Company / Organisation</b>	Premier Property Acquisition
<b>Position</b>	
<b>Agent Name</b>	Mr Jonathan Buckwell
<b>Company / Organisation</b>	DHA Planning
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	In particular we agree that it is sensible that Berkhamsted should be promoted, together with other key towns, as the focus for homes, jobs, and strategic services.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3303
<b>Full Name</b>	Mrs Victoria Bate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3320
<b>Full Name</b>	Mr B. Bradnock
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.12 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (3)</a>
<b>Number</b>	Question 6
<b>ID</b>	LPIO3321
<b>Full Name</b>	Mrs Brigitte Sawyer
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3327
<b>Full Name</b>	Mr Peter Hadden
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The objectives for the new local plan should clearly state a preference for maximising development on brownfield sites (especially those sites which can be accessed from existing modern road networks) and minimising development on Green Belt land.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3337

<b>Full Name</b>	Mr Adrian Bate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3380
<b>Full Name</b>	Mr Phil Sawyer
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3411
<b>Full Name</b>	Mrs Ann Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Greater emphasis should be placed on the role of unused land in Hemel could make, reducing the impact on the Green Belt. Infrastructure in this area is at breaking point particularly roads and transport. Kings Langley is like the narrow point of a funnel with all roads in the area from Dacorum or Three Rivers leading to the A4251 or A41</p> <p>Greater emphases on the roles different size settlement and their ability to provide services.</p> <p>Greater emphasis on the protection of this villages openness, historic character and distinctive landscape.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3470
<b>Full Name</b>	Mrs Louise Saul

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the objectives but they are at odds with the plans e.g. To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment.  Also I am not clear what enhance the function and character of the villages and countryside means in reality?
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3548
<b>Full Name</b>	Mr Robert Bailey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Important to consider the topography of Berkhamsted and some of the villages as this has a huge impact on what is possible. This does not seem to have been addressed at all.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3565
<b>Full Name</b>	Mrs Sandra Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The preamble to this question is a list of bullet points of your aspirations but the reality is that someone has just come up with some points they think will go down well. Nothing that I have read will "... provide a mix of new homes to meet the needs of the local population." , or "... enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel"  The developments permitted at the former mills along the Grand Union Canal through Kings Langley and into

	<p>Hemel Hempstead, have completely failed to minimise the impact of traffic and reduce the overall need to travel - so the bullet points are pointless. More homes = more people = more traffic, regardless of whether you think that by not putting sufficient car parking spaces per development will mean people will suddenly start using public transport or cycling. It is not realistic and you should instead live in the real world, come through Kings Langley and Apsley, and indeed any of the towns at all times of the day and see that the infrastructure cannot cope with what it has to deal with already so does not want more. The M25 is full, the A41 is full, the M1 is full, the same can be stated of all road infrastructure almost all of the time. Without clear strategic oversight to deal with the overall problems with travelling throughout Hertfordshire and the whole of the South East of England, there should NOT be any further developments permitted at all.</p> <p>If you intend "to develop Maylands Gateway as a hub for Envirotech business" then stop building homes within Maylands - simple. Use Maylands for new commercial enterprises, DON'T build on Green Belt land within Kings Langley and surrounds.</p> <p>You state: this consultation will help "To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment." - if you intend to protect and enhance the landscape DON'T build on it.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP103609
<b>Full Name</b>	Ilyn horne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As I read the objectives I find myself agreeing with them. HOWEVER....</p> <p>These objectives really are a mix of points that really have no grounding or basis in terms of reality, sustainability or practicality.</p> <p>I could comment on nearly every point on this question, BUT, As an example of how its contradictory:</p> <p>"To Mitigate and adapt to the impacts of climate change is mentioned" ALSO "To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel" ALSO "To conserve and enhance the function and character of the villages and countryside" - but the plan talks about adding hundreds of houses and office space around Kings Langley - invoking more traffic and air/light pollution. Reducing green space and all that makes</p>

	Kings Langley Village somewhere to aspire to live. Right now, to travel from the centre of Kings Langley to the M25 takes up to 20 minutes at around 0730 - how is adding more houses and offices going to improve our lives or the climate.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3622
<b>Full Name</b>	Mr Andrew Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	In general terms yes for the entire Dacorum district, however what is wrong is the fact that the order of objectives needs to be addressed differently in each area. In Be-h4 environment considerations should take priority as neither jobs or services exist.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3634
<b>Full Name</b>	mr craig parsons
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I struggle to see how the proposed plans intention can truly be to</p> <p>'.....conserve and enhance the function and character of the villages and countryside... '</p> <p>'.....protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment...'</p> <p>'.....minimise the effects of pollution on people and the environment.....'</p> <p>when its intent is actually to build many new houses in the very countryside and local villages (Kings Langley , Shendish etc) that it is supposedly trying to preserve and enhance?</p> <p>This is surely a contradiction in terms?</p> <p>.</p> <p>To ensure the effective use of existing land and previously developed sites.</p>

	To create safe and attractive environments through high quality design.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3795
<b>Full Name</b>	Mrs Suzette Phair
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Large scale developments proposed are disproportionate and will result in overdevelopment, particularly in the villages.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3815
<b>Full Name</b>	Mr Michael Arrowsmith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The objectives as outlined are sensible and balanced. All options should be measured against them fairly, without prejudice and fully recognising any shortcomings in the stated vision.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3938
<b>Full Name</b>	Mr Charles Bayley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	It is essential that all developments take place ONLY once the necessary infrastructure such as roads, schools and health services are in place and adequate to cope with any planned increase in traffic or housing.
<b>Include files</b>	



<b>Number</b>	Question 6
<b>ID</b>	LPIO3946
<b>Full Name</b>	Mr Alan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Once again it is a qualified YES given poor drafting of the question which encourages a particular answer rather than asking a more open question. The focus should be on the main towns of Hemel Hempstead, Berkhamsted and Tring for homes, jobs and strategic services; conservation, enhancement and celebration of the function and character of the villages and countryside should be prioritised; and Dacorum should ensure the effective use of existing land and previously developed sites. .Greater differentiation should be given to towns and large villages, to reflect and differentiate proportionally between their roles, ability to provide services and meet the needs of the local population.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3953
<b>Full Name</b>	Mr Tim Varley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	If the overarching objectives are adhered to, then many of the proposals contained in this plan can be dismissed.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO3994
<b>Full Name</b>	Mr Brian Kazer
<b>Company / Organisation</b>	Tring in Transition
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Sustainable Development. New bullet point 3 new “Zero carbon target by 2050”

	Reverse boxes “Strengthening economic prosperity” and “Homes and Community Facilities” “Homes and Community Facilities” box, 1st bullet point, after “homes” insert “including starter homes, a mix of affordable homes, and social housing”
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4000
<b>Full Name</b>	Mr R. Latham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.12 in attached document.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (19)</a>
<b>Number</b>	Question 6
<b>ID</b>	LPIO4063
<b>Full Name</b>	Mr M. Chester
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.12 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (35)</a>
<b>Number</b>	Question 6
<b>ID</b>	LPIO4109
<b>Full Name</b>	Mr D. Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.12 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (51)</a>

<b>Number</b>	Question 6
<b>ID</b>	LPIO4117
<b>Full Name</b>	Mr Graham Hoad
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>On sustainable development, climate change impact might be mitigated by planned maintenance of surface water drainage and creation of wind breaks by tree planting. In creating job opportunities and use of facilities, locations should reduce the need to travel from home. In design of homes, Passivhaus standards should be encouraged.</p> <p>On Economic Prosperity, for Tring employment opportunities should be retained within the town to reduce the need for travel.</p> <p>On Homes, there should be a true mix to reflect needs supported by a full range of social, leisure and community facilities.</p> <p>On environment, new developments should be encouraged to be energy efficient and standards for car parking considered to reduce on street parking which is an issue in Tring. Electric cars could be encouraged with more charging points.</p> <p>On infrastructure, an holistic approach in Tring would be appreciated for rail, bus, cycle and pedestrian uses especially at evenings and from the railway station.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4168
<b>Full Name</b>	Ms Alison Sams
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Kings Langley does not have the infrastructure for such a massive scale housing development.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4198
<b>Full Name</b>	Mr Philip Homer
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I agree with the suggested objectives of the new local plan I just cannot see how any of the suggested developments fit in any way shape or form with these objectives.</p> <p>As an example the looking after the environment section is laughable when tallied with any of the proposed developments in Kings Langley.</p> <p>Infrastructure has been completely ignored in this there is insufficient planning or preparation, or provision for the increased people and traffic that will result from the proposed developments.</p> <p>None of the proposals in Kings Langley are sustainable and they all negatively impact the environment.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP104235
<b>Full Name</b>	Mr Bruce Morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Key is to robustly use these objectives when formulating the plan.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP104314
<b>Full Name</b>	Mr Derek Griffin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Obviously one will agree with these high aspirations however I am concerned that building housing on the green belt around Kings Langley (KL), including Shendish will turn KL into just another suburb of Hemel Hempstead (HH).</p> <p>From Junction 20 of the M25 into Hemel through KL would be just one congested route through housing and</p>

	retail areas. Currently there is farmland with a viable dairy farm as you enter KL giving it a village feel and there is some separation between KL and Apsley and the HH. This would all be lost if the infill housing is allowed. I thought ribbon development went out in the 50's, it should not return.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4374
<b>Full Name</b>	Mr Clive Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Dacorum focus on point 1 (housing) and quietly avoid the issue of closing down hospitals, fire service and police. Infrastructure costs money but housing makes money!
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4469
<b>Full Name</b>	Mrs Alison Williamson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I agree with the objectives stated but cannot answer yes as the objectives are not compatible with the extensive building that would be carried out to the detriment of the countryside.  The proposed plans would worsen many of the objectives including flooding and pollution (through increased use of cars and transport)
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4492
<b>Full Name</b>	Mrs Susan Bishop
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Kings Langley does not have the infrastructure for such huge scale housing developments, we are over subscribed in doctors and schools. The roads are already totally congested!!! Wild life and their already limited habitat would be destroyed forever!
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4508
<b>Full Name</b>	Mrs Susan Bishop
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The only people who will benefit from any of this are the greedy developers!!! The people who really NEED housing will not gain anything from this, and everyone else is at a loss! Creating more traffic, more dangerous roads, overcrowding, oversubscribed schools and doctors, loss of wildlife, beautiful greenery and the end of village life and Kings Langley as we know it!!!
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4543
<b>Full Name</b>	Dr Alasdair Malloy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The whole issue of transportation has not been thought through, not has the medical and education provision.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4591
<b>Full Name</b>	Mr Patricia Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Objectives of the core strategy are to promote high quality of life within communities, minimise the impact of traffic and promote Hemel Hempstead as the focus for homes, jobs and services.  This is not in line with what you are now proposing. The impact on the countryside needs to be minimised by making use of brownfield land throughout the borough. DBC has not done a thorough job of identifying potential brown field sites which they are legally obliged to do before considering green belt options.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4666
<b>Full Name</b>	Mr Keith Bradbury
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4672
<b>Full Name</b>	Mrs Maria Kennedy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The current plans double the size of Kings Langley without planned infrastructure - roads and rail provision to accommodate it.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4746
<b>Full Name</b>	Mrs Joanna Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	Berkhamsted is already congested. The High street is polluted, with school children walking along the High Street to school every day. There are too few doctors, school places to support any expansion. It is not sustainable as it is. Building on the green belt will compromise Dacorum's distinctive landscape character.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4751
<b>Full Name</b>	Mrs Joanna Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building will increase flood risk. There is no infrastructure to sustain expansion. We only have 2 bridges over the canal and one tunnel under the railway. Any building will increase congestion at these pinch points and increase pollution and traffic problems moving around our small town.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4795
<b>Full Name</b>	Mr Simon Scott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>These objectives are not high quality objectives:</p> <p>They are not measurable,</p> <p>They are not achievable (because you can't measure them to know whether you've achieved them)</p> <p>They are not realistic as they have diametrically opposite objectives, e.g. "To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment." vs "To provide a mix of new homes to meet the needs of the local population." (based on the traditional approaches to housing development).</p> <p>They are not time bound other than by 2036.</p> <p>There are too many objectives - 21 - without a clear prioritisation method which is substantially let down by the lack of measurement.</p> <p>This makes any judgement of further plans to meet these objectives as challenging to say the least.</p>



	The Council should get these objectives improved and a prioritisation methodology published with workings to show how the plans meet these objectives
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP104846
<b>Full Name</b>	
<b>Company / Organisation</b>	Watson Howick
<b>Position</b>	
<b>Agent Name</b>	Mrs Julia Riddle
<b>Company / Organisation</b>	Castle Planning
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Overall the suggested objectives for the new Local Plan seem broadly appropriate.</p> <p>We support the objective of providing a mix of new homes to meet the needs of the local population and strongly believe that, in order to do this, an adequate supply of sites for new homes in a mixture of locations should be identified and made available through this Plan. These sites should be accessible and sustainable in terms of existing facilities and services and transport infrastructure, such as sites which are on the edge of existing settlements and in proximity to local transport services. Tr-h4 would meet this objective.</p> <p>The intention to enable convenient access between jobs, homes and facilities to minimise the impact of traffic is also supported and should be enabled through the delivery of development in proximity to transport links and which encourages the use of public transport and minimises car use.</p> <p>The site at Station Road/ Cow Lane, Tring (tr-h4) can directly facilitate this objective; it is located on the main road between the centre of Tring and the train station in a walkable location and is on an existing bus route, thereby minimising the need for further car use. It could also facilitate pedestrian and cycle access through from other potentially identified sites around this side of Tring (tr-h5) for a sustainable extension to the town.</p> <p>It is important that development looks after the environment, but also that the real environmental value of sites is considered and addressed through development proposals in order to best identify opportunities and ensure that consideration is given to qualitative as well as quantitative improvements which can be achieved. For example, where sites may be subject of existing landscape or other designations, the true value of these and the extent to which these sites exhibit the characteristics of any such designations should be considered in the context of the benefits it could bring about through redevelopment.</p> <p>Alongside this, consideration should be given to the qualitative benefits of any development which could be</p>

	<p>achieved in terms of the landscape, environmental and other benefits, versus the quantitative consideration. For example, where sites are designated or identified as being of a particular landscape characteristic, but when tested against these criteria are found not to perform particularly highly, consideration should be given to the improvement of areas of the site through landscape or ecological improvements and the release of other areas for development to allow this to be achieved, where this could assist in meeting other objectives, such as delivery of new homes.</p> <p>It is vital that development should be required to contribute at an appropriate scale to local and strategic infrastructure requirements and that the delivery of this infrastructure should be coordinated with that new development and brought forward so as to enable the delivery of development in a timely and coordinated manner. This should be commensurate to the scale and nature of development and should reflect the local level infrastructure benefits which can be achieved such as pedestrian and cycle routes.</p> <p>As such, development which can be sustainable in terms of delivering infrastructure as part of that development should be encouraged, as should that which minimises the need for additional infrastructure, for example sites which are on existing infrastructure routes which would require minimal upgrade as part of proposals and which would otherwise be sustainable in terms of access to existing services.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4933
<b>Full Name</b>	Mrs Nicola Botha
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4990
<b>Full Name</b>	Mrs Christine Ridley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	<p>I agree with the objectives, but they are impossible for the council to achieve with the proposed development. For example, the council has no real power to make developers build houses which make the most of renewable energy, such as fitting solar panels, incorporating heat pumps etc. and so any assurance that the new developments would mitigate the effects of climate change are empty promises.</p> <p>Equally, suggesting that the natural environment and landscape will be enhanced by filling it with buildings is obviously ludicrous!</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO4999
<b>Full Name</b>	Mr Colin McLaren
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The objectives are very creditable but I fail to see how the plan actually delivers them. As just one example I do not see how "Looking after the environment" is in any way a result of the plan especially "character, open spaces and historic environment". Great objectives but the underlying plan is totally flawed.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5012
<b>Full Name</b>	Mr Chris Lumb
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>These objectives clearly need to be addressed. However, there are indications that some objectives are not dealt with seriously, either by national or local government policy, particularly in the field of housing provision. The term 'affordable housing' has been totally destroyed by the idea that a developer has provided such when a proportion of homes on an 'up-market' development (and most if not all of the developments we see, certainly around Berkhamsted, seem to fall into that category) are made available for sale at a '20% lower price than the other houses on the site. In most cases, such houses will still fall well outside the grasp of young people attempting to find a first home to buy,</p>

with the result that the word 'affordable' has been completely devalued in meaning. There needs not only to be a new term for properties that are 'attainable' by first time buyers, but also there needs to be a genuine movement to ensure that significant numbers of such homes are built. The one problem that prevents this is that developers are somehow allowed to buy land and then build large and expensive properties that can only be afforded by those in society who are already well up the 'housing ladder'. How can we see the possibility of having enough younger people in our borough who will be able to travel to their jobs conveniently if there are no 'financially attainable' houses for them to live in? Without such provision how can the goals of 'promoting social inclusion and cohesiveness, embracing diversity and reducing inequalities' and 'enabling convenient access between jobs, homes and facilities, minimising the impact of traffic and reducing the overall need to travel' ever be achieved. There needs to be some process whereby the council can instruct developers - perhaps by placing covenants on any land they are allowed to buy, or by applying such constraints on land they already own - as to what kind of properties they may build, and at what prices they should be made available. If the answer to this is that to do so is not possible under present planning and other laws, the Dacorum should be joining with all other councils in the land to seek changes to the laws of the land. How else are our young people going to be able to afford to live where they need to work?

As a corollary to the above, some method needs to be found to ensure that developers actually build the proportion of 'slightly more affordable' properties that they sign up to when being permitted to commence a new development. Too often we see them wriggle out of the commitment by the use of specious arguments, such as not being able to make enough profit to make it worth their while. It is up to them to work out how to operate in order to comply!

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP105184
<b>Full Name</b>	Miss Carole Waddling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No Proposed Development in Kings Langley (including Shendish).
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP105202

<b>Full Name</b>	Mr Gareth Morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5221
<b>Full Name</b>	Mrs Catherine Anderson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5239
<b>Full Name</b>	Mr Nicholas Ring
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5261
<b>Full Name</b>	Mr Gary Ansell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	<p>Overall the objectives are to the good however particular attention should taken of meeting the following objectives:</p> <p>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes and jobs - For some reason DBC have identified site HH-h3 - Shendish as being part of Hemel Hempstead. This is completely wrong as the site falls wholly within the Parish of Kings Langley. As such Shendish should be excluded from any development decisions related to the objectives for Hemel Hempstead.</p> <p>To conserve and enhance the function and character of the villages and countryside – This objective must be supported by not releasing any Green Belt land ahead of a full identification of brownfield sites that is located in and around Dacorum’s villages.</p> <p>To ensure the effective use of existing land and previously developed sites – as above this is critical and must be made a primary objective.</p> <p>To protect and enhance Dacorum’s distinctive landscape character, etc – this must translate into avoidance of building on greenfield and Green Belt land.</p> <p>To protect people and property from flooding – this is a particularly important objective to meet in respect of any development in and along the Gade Valley and in proximity to the Grand Union canal and River Gade.</p> <p>To ensure that all development contributes appropriately to local and strategic infrastructure requirements – The options in the plan for developing the four green Belt sites in and around Kings Langley work against this objective in that there is only one main road through the village, the A4251, and this is already congested morning and evening. Adding more homes on any of the four site options will significantly overload this single artery and cause traffic chaos. New road infrastructure may be put forward to mitigate this, but there is nowhere for the roads to go.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5310
<b>Full Name</b>	Miss Giulietta Cinque
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Kings Langley does not have the infrastructure for such huge scale housing developments. The village already suffers from traffic congestion and the pollution will only increase from more traffic. The village is already oversubscribed in school and doctors surgeries and the train services are inadequate.</p>

	<p>I don't agree with the objectives. Any further development of Kings Langley will exasperate our current and very serious issues of traffic, school places, parking and other infrastructure. How do you see building more houses in Kings Langley, in particular Wayside Farm, Rectory Farm and Shendish Manor will achieve sustainable development and protect the environment for future generations?</p> <p>It's stated that providing a mix of new homes to meet the needs of the local population. The figures are draft figures that are not accurate and are a projection of what "might" be needed.</p> <p>It's stated that the aim is to protect Dacorum's landscape. By building on greenbelt land you are removing distinctive landscape, causing the loss of precious flora and fauna, someone's home and livelihood (and our wonderful facility) and increasing pollution.</p> <p>Cramming building into small towns will not fulfill these objectives, and will destroy the community and make hardship for families who will have to taxi their children to a different town for schooling, and where there are no guaranteed extra health facilities.</p> <p>Who is going to pay for the facilities needed? It seems clear that the developers only contribute one third of the cost of new services, and our health and education systems are not flush with money to make up the difference.</p> <p>Who will pay for the building of new roads and the knocking down of houses to make way for them?</p> <p>A key objective within the "sustainable development" action should be a requirement to place development only on brownfield sites</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5373
<b>Full Name</b>	Mr Reuben Bellamy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There is a very good prospect that the plan will have to provide for housing needs arising from outside the District. The most likely source of unmet need will arise from London and addressing this need will form an important part of the Duty to Cooperate process. Therefore, the Home and Community Facilities objective should be amended to include an objective of meeting needs that may arise from outside the Districts boundaries.</p>
<b>Include files</b>	
<b>Number</b>	Question 6

ID	LPIO5474
Full Name	Mr Garrick Stevens
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>but we suggest some textual amendment</b></p> <p>The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</p> <p>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <i>adequate</i> new infrastructure with development.</p>
Include files	
Number	Question 6
ID	LPIO5560
Full Name	Miss Lucy Muzio
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>No, land should have been used that you had to build on, but you sold it for private development after selling 93 garage sites off. Now you have no where to build so you want to destroy green belt land and put that forward. When you had places to build but sold for financial gain? Hemel has enough houses being built currently why not instead of building private build social and stop selling of land for the private market then you wouldn't have to take green belt land and ruin the countryside and the environment and wildlife.</p>
Include files	
Number	Question 6
ID	LPIO5567
Full Name	Mrs Samantha Pilling
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No



<b>Your response - Please add your response here</b>	There are units empty at Mayland's Estate due to a lack of Commercial demand. There are whole office space floors empty on London Road, Apsley, due to lack of demand. There are empty retail units in Hemel Hempstead due to lack of demand. Why are we building more commercial units just for them to sit empty?
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5613
<b>Full Name</b>	Mrs Christine Cosgrave
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	although the plans objectives are good they seem a bit 'cart before the horse'. It is important to sort out the infrastructure issues existing now are resolved rather than hoping the developers will deal with the infrastructure after the event
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5614
<b>Full Name</b>	Mrs Christine Cosgrave
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	there should be much more emphasis placed on the quality of homes built so that these are future proofed in terms of carbon footprint, energy efficiency etc to reduce pressure on natural resources in the future rather than continuing to allow cheap developments to be thrown up by these large property building firms to only minimum standards current at the time of the build
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5629
<b>Full Name</b>	Mr Nigel Vanner
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There needs to be an objective in the Local Plan to protect the amenities, culture, character and environment of people already living in the area especially those in the market towns being considered. Building in the numbers proposed on Green Belt is completely at odds with this objective.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5662
<b>Full Name</b>	Mr Adrian Ward
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>"To mitigate and adapt to the impacts of climate change." - Building on greenbelt land does not achieve this</p> <p>"To protect people and property from flooding" - Concreting over greenbelt land at the top of hills will result in flooding below - check flooding of roads near canal in Hemel which will be significantly increased with development on greenbelt land - would need extensive investment in drainage system which would be need to be paid for</p> <p>"To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel." Extremely naive view - workers will always go where the money is which will result in an increase in commuters</p> <p>"To conserve and enhance the function and character of the villages and countryside." How can you include this based on your proposed plans for Kings Langley and surrounding areas?</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5664
<b>Full Name</b>	Mr Alastair Greene
<b>Company / Organisation</b>	Little Gaddesden Parish Council
<b>Position</b>	Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	

<b>Number</b>	Question 6
<b>ID</b>	LPIO5715
<b>Full Name</b>	Mr Andrew Kennett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Agree with stated objectives but not confident that this is what the plan will achieve.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5808
<b>Full Name</b>	Mr Michael Lelieveld
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Yes if the following amendments are made:</p> <ul style="list-style-type: none"> <li>- 3rd bullet of the “Sustainable Development” objectives should read: “To enable convenient access between jobs, homes and facilities, and reduce the impact of traffic and the overall need to travel”.</li> <li>- 6th bullet of the “Sustainable Development” objectives should read: “To conserve and enhance the function and character of the market towns, villages and countryside”.</li> <li>- 1st bullet of the “Infrastructure and Development” objectives should read: “To develop a comprehensive and joined-up infrastructure plan to support the Local Plan and ensure that all development contributes appropriately to local and strategic infrastructure requirements”.</li> <li>- 2nd bullet of the “Infrastructure and Development” objectives should read: “To co-ordinate the funding and delivery of the necessary new infrastructure with development.”</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5842
<b>Full Name</b>	Mr Grahame Partridge
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	All options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5882
<b>Full Name</b>	Ms Fiona Coulling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>It is essential that the demand profile for housing is considered dynamically as there could be an impact from future migration policies regarding EU workers and the age demographic, whilst showing a dramatic increase in older people, many continue to live independently in their own homes and are reluctant to downsize or consider some form of extra care scheme.</p> <p>Also consideration for the younger generation and their ability to live and work in the Borough is challenging due to the issue of affordability.</p> <p>Suggested solution include Foyer type living accommodation which provides accommodation and work spaces, which would assist with affordability, training and work opportunities and would provide a good stepping stone for care leavers.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO5972
<b>Full Name</b>	Mr Paul Craig
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO6037
<b>Full Name</b>	Dr Melvyn Else
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6077
<b>Full Name</b>	Mr Richard Tregoning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6078
<b>Full Name</b>	Mr Fred Preston
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The objectives as stated under 4.2 are admirable. However the Local Plan is very largely at odds with many of them. Just one example, proposals to build substantial numbers of houses on Green Belt Land is NOT "To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment."
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6107
<b>Full Name</b>	Dr Gerwyn Williams
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Whilst the objectives themselves are broadly reasonable they are largely ignored in the plan! There is little/no evidence of any meaningful assessments carried out of proposed development sites against the objectives. Surely, this should be a first stage test - to weed-out totally unsuitable sites.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6172
<b>Full Name</b>	Mr Scott Bennett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6199
<b>Full Name</b>	Mr andrew miller
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The objectives are admirable, however the current transport, engery and water infrastructure does not allow for mass development to turn existing villages in to suburbs of the major town.  Not sure how the proposed developoments look after the environment, reduction in green spaces.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6230
<b>Full Name</b>	Mrs Clare Joyce
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Largely - yes. But why no specific reference to AONB, SSSI sites, green belt and farmland?
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6256
<b>Full Name</b>	Mrs Clare Joyce
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Yes and no. I think the objectives need to be set in a broader context of the strategies of our nearest neighbours and that of national strategy as these will have an impact.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6355
<b>Full Name</b>	Mrs anna silsby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Plan's overarching objectives are too general and in some instances actually contradict with the Vision Statement. The key issues identified in the Plan overarching objectives are: 1. Sustainable Development. This includes: <ul style="list-style-type: none"> <li>To conserve and enhance the function and character of the villages and countryside</li> </ul> And this should be aligned with the "Looking After the Environment" section. However; the the section Home & Community Facilities states the aim to build new homes to "meet the needs of the local population". That would be something that could work; provided the new homes are exclusively developed on brownfield land- or as redevelopments. In the plans proposed for Bovingdon; it is envisaged homes will be developed on Greenbelt land. That proposed development is in conflict with the

	<p>point "to conserve and enhance the function and especially the character of the village and countryside - because of the scale of the developments and the fact it actually removes Greenbelt countryside!</p> <p>Also; as part of considering the "needs of the local population"; the wishes and needs of the existing population of the towns and villages in Dacorum should have priority! They make up the character of the area; pay their local taxes and vote!</p> <p>A similar argument must be registered regarding the Infrastructure point. The current Plan implies that new infrastructure development is exclusively linked to new development. This must be a fundamental error in the Plan. The existing infrastructure cannot cope with the number of local users. This is true for the local road network; parking; road safety; road maintenance. Even the parking at the translation of Hemel Hempstead is already too small to cope with the number of train users. As a regular user of train services to London I frequently cannot park my car in the station car park if I arrive later than 8.30am in the morning. That shows specifically that the status of the infrastructure in Dacorum is significantly under invested; and investment and expansion of the local infrastructure (including school places, GPs, NHS dentists etc) should be a priority to improve the lives of the current inhabitants of Dacorum.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6412
<b>Full Name</b>	Mr Andrew Lambourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please add:</p> <ul style="list-style-type: none"> <li>* to review and address existing issues of road congestion, lack of adequate hospital resources, water supply</li> <li>* to make protection of the green belt a priority by taking all possible steps to locate and utilise brownfield sites</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6420
<b>Full Name</b>	Mr Patrick Walsh
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The numbers for the village of Kings Langley are disproportionate.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6463
<b>Full Name</b>	Mrs Pamela McLaren
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The suggested objectives are fine but the actual plans to develop housing on greenbelt land will go against many of these objectives - eg to protect and enhance Dacorum's distinctive landscape character, open spaces; to conserve and enhance the function and character of the villages and countryside, etc.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6495
<b>Full Name</b>	Mr Topan Dutta
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Again, in principle looks good but unlikely to be delivered
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6529
<b>Full Name</b>	Mr Stephen Clarke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6599
<b>Full Name</b>	Helen Cole
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Plans to massively expand housing in Tring without increasing places to work, secondary schooling, public transport or rail facilities will increase the need to travel, reducing sustainability and having the opposite of the desired effect. Once again the stated aims of the plan are admirable, but the plan itself is completely out of line with the stated aims. The case has not been made that the plans will deliver the stated objectives.</p> <p>Sustainable developments need are likely to be much more successful if they are designed as such from the outset, i.e. completely new villages and towns, strategically planned with facilities and amenities designed to meet the needs of the residents.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6670
<b>Full Name</b>	Mr Nick Hollinghurst
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Hemel Hempstead is already a major town and the location of one of the East of England strategic employment areas (Maylands Avenue). As such it is able to accommodate far more incremental growth than a small town or village, without environmental degradation, infrastructure overload or social strain. What can be accommodated with a degree of comfortable adjustment in or around an existing large town could easily overwhelm or damage a smaller settlement or community.</p> <p>For these reasons it is strongly felt that Hemel Hempstead should remain the main focus of further development and the emphasis for the location of this latest requirement for additional homes should be in or around Hemel Hempstead.</p>
<b>Include files</b>	

<b>Number</b>	Question 6
<b>ID</b>	LPIO6705
<b>Full Name</b>	Mr Graham Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	While adequate they could be more challenging. Why not ensure all development meet higher levels that national standards etc etc
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6775
<b>Full Name</b>	Mrs Jenna Selby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>"To provide for a full range of social, leisure and community facilities and services" - the contract run by a not for profit organisation, Sportspace, focused on the community has just been awarded to Everyone Active, a profit focused company. This is not DBC supporting the community, it unfortunately just demonstrates that they are only focused on making a profit</p> <p>"To co-ordinate the delivery of new infrastructure with development" - This is not happening, with all of the new homes going up over Hemel, there have been no changes being made to the infrastructure. Roads are becoming more congested (my husband has to commute on Maylands everyday and sits in traffic for at least 30minutes to reach the M1). Schools are oversubscribed. Again no mention of preserving the Green Belt</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6803
<b>Full Name</b>	Mr Robert Mostyn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>To promote healthy and sustainable communities and a high quality of life.</p> <ul style="list-style-type: none"> <li>- we already have a high quality of life.</li> <li>- Adding more people to an area of limited infrastructure (the ENTIRE Parish of Kings Langley), the A4251, will reduce our quality of life.</li> </ul> <p>To mitigate and adapt to the impacts of climate change.</p> <ul style="list-style-type: none"> <li>- Converting greenbelt land to housing will increase our overall greenhouse gas emissions, ADDING to the impacts of climate change.</li> </ul> <p>To promote social inclusion and cohesiveness, embrace diversity and reduce inequalities.</p> <ul style="list-style-type: none"> <li>- This ambition has already been achieved.</li> </ul> <p>To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel.</p> <ul style="list-style-type: none"> <li>- Traffic in the area is already terrible. Converting greenbelt to housing can only make traffic conditions worse because the roads are small and congested with no prospect for enlarging them.</li> </ul> <p>To conserve and enhance the function and character of the villages and countryside.</p> <ul style="list-style-type: none"> <li>- How does converting greenbelt land to housing conserve and enhance the character of any village?</li> <li>- Merging entities like Kings Langley to Abbots Langley destroys village identity.</li> <li>- Merging Kings Langley to Shendish by converting Shendish estate into housing will merge Apsley to Kings Langley, destroying village identity.</li> </ul> <p>To ensure the effective use of existing land and previously developed sites.</p> <ul style="list-style-type: none"> <li>- By all means convert existing brownfield sites.</li> </ul> <p>To create safe and attractive environments through high quality design.</p> <ul style="list-style-type: none"> <li>- Converting greenbelt to housing that merges towns/villages together is not high quality design.</li> </ul> <p>To promote a vibrant and prosperous economy.</p> <p>to strengthen confidence in Hemel Hempstead's role as a thriving sub-regional business centre and shopping hub.</p> <ul style="list-style-type: none"> <li>- this has already been achieved. No further work required.</li> </ul> <p>to support rural enterprise.</p> <ul style="list-style-type: none"> <li>- how does converting Wayside Farm to housing support rural enterprise?</li> </ul> <p>Homes and Community Facilities</p> <p>To provide a mix of new homes to meet the needs of the local population.</p> <ul style="list-style-type: none"> <li>- Is this wise? Converting greenbelt to housing can only increase greenhouse gas emissions.</li> <li>- In the not so distant future this may be seen as totally irresponsible.</li> </ul>

	<p>Looking After the Environment</p> <p>To protect and enhance Dacorum's distinctive landscape character, open spaces,</p> <ul style="list-style-type: none"> <li>- then don;t destroy the lovely vista that Shendish Manor offers to the residents of south eastern Hemel Hempstead.</li> </ul> <p>biological and geological diversity and historic environment.</p> <ul style="list-style-type: none"> <li>- Shendish Manor is home to deer, muntjack, badgers, rabbits and foxes. Converting Shendish Manor to housing will destroy what little fauna we have in this area. This can only DECREASE biological diversity.</li> </ul> <p>To promote the use of renewable resources, reduce carbon emissions, protect natural resources and reduce waste.</p> <ul style="list-style-type: none"> <li>- converting greenbelt to housing can only increase carbon emissions and increase waste, both in the construction and usage of new dwellings.</li> </ul> <p>To minimise the effects of pollution on people and the environment.</p> <ul style="list-style-type: none"> <li>- increasing our population by providing more housing can only increase pollution</li> </ul> <p>Infrastructure and Delivery</p> <p>To ensure that all development contributes appropriately to local and strategic infrastructure requirements.</p> <ul style="list-style-type: none"> <li>- Increasing the population of villages like Kings Langley with its highly constrained road network would reduce our quality of life.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6880
<b>Full Name</b>	Bradford Gunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The objectives are admirable but as outlined above what is being proposed will not achieve these objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6883
<b>Full Name</b>	Miss rebecca holt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Whilst I agree with the objectives themselves, they are currently unachievable and completely flawed by your housing development proposals. For example, the following objectives will not be realised if the residential development is undertaken in the villages of Kings Langley and Bovington, and therefore the objectives are actually undermined by the residential development proposals:</p> <p><b>Sustainable Development</b></p> <ul style="list-style-type: none"> <li>To promote healthy and sustainable communities and a high quality of life.</li> <li>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services.</li> <li>To conserve and enhance the function and character of the villages and countryside.</li> <li>To ensure the effective use of existing land and previously developed sites.</li> </ul> <p><b>Looking After the Environment</b></p> <ul style="list-style-type: none"> <li>To protect and enhance Dacorum's distinctive landscape character, open spaces, biological and geological diversity and historic environment.</li> </ul> <p><b>Infrastructure and Delivery</b></p> <ul style="list-style-type: none"> <li>To ensure that all development contributes appropriately to local and strategic infrastructure requirements.</li> <li>To co-ordinate the delivery of new infrastructure with development.</li> </ul> <p>The existing infrastructure cannot cope with the proposed increase in residents - schools, health care, roads, train stations and it will mean a huge loss of our natural amenity.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP106957
<b>Full Name</b>	Mr Adrian England
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP106965
<b>Full Name</b>	mr michael hicks
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Increased emphasis should be placed on employment facilities and services alongside the housing on all sites
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO6998
<b>Full Name</b>	Mr Alex Taylor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I believe the impact of the government's own targets to reduce immigration post-Brexit have not been sufficiently considered, so the plans are unrealistic. However, the overall objectives are correct and therefore I would like to see evidence that the planners have actively met these objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO7096
<b>Full Name</b>	Mr & Mrs Fox
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues & Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.  BRAG RESPONSE TO Q6 (FULL DOC ATTACHED TO Q46)  Question 6

	<p><i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p>Yes</p> <p>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO7307
<b>Full Name</b>	Brian and Heidi Norris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We fully understand the need for additional housing in this country, but it should not be to the detriment of towns such as ours. We do not intend to reply to the 46 questions one by one, but support the answers given by the Berkhamsted Citizens' Association and the Berkhamsted Residents Action Group and support Option 1B in the Strategy Plan. Even this number of 600 further homes is, in our view, more than enough, but we understand that is an existing commitment.</p> <p>BRAG response to Question 6 (please note full document is attached to Q46)</p> <p>Question 6</p> <p><i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p>Yes <input type="checkbox"/></p> <p>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO7464
<b>Full Name</b>	MR Christopher Kendall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No



<b>Your response - Please add your response here</b>	<p>Answer – NO.</p> <p>Included within the suggested objectives is the following:</p> <p>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services.</p> <p>This should be amended to read :</p> <p>To promote the town of Hemel Hempstead as the key focus for homes, jobs and strategic services.</p> <p>To conserve and enhance the character of the market towns of Tring and Berkhamsted -notably their unique landscapes</p> <p>There are numerous references throughout the document to the need for preserving and enhancing the natural beauty of the Chiltern Hills and the much admired and cherished character of the varied countryside within Dacorum.</p> <p>Reflection of this need is a serious omission from the Sustainable Development section of the Plan's Overarching Objectives</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO7550
<b>Full Name</b>	David Reavell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There should be more emphasis on the protection of Green Belt and an absolute requirement for infrastructure improvement to take place prior to development.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO7559
<b>Full Name</b>	Fiona Reavell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There should be more emphasis on the protection of Green Belt and an absolute requirement for infrastructure improvement to take place prior to development.
<b>Include files</b>	

Number	Question 6
ID	LPIO7848
Full Name	Dr Peter Chapman
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	
Include files	
Number	Question 6
ID	LPIO7932
Full Name	Mr Norman Groves
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I would like to confirm that I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>BRAG RESPONSE TO Q6</p> <p>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</p>
Include files	
Number	Question 6
ID	LPIO7983
Full Name	Mr Michael Nidd
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>however....</p> <p>All of the options should be robustly measured against these objectives. Planners need to demonstrate the various ways in which they are 'Living the Vision' – or accept that the vision</p>

	is entirely unrealistic . And there should also be and explicit and demonstrably sustainable objective to minimise the impact on the countryside, most of which is Green Belt. The restriction on development in the Green Belt, except in exceptional circumstances is not stressed enough. It is Green Belt that allows the Borough's settlements and countryside to retain their individual and special character in the face of pressure for development.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8423
<b>Full Name</b>	Mr Peter Shell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Because of the above I am not in a position to myself provide detailed answers to all the questions, but have seen the response prepared by BRAG and agree with their comments which should also be regarded as my own.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8533
<b>Full Name</b>	Mrs Sarah Rees
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues & Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8556
<b>Full Name</b>	Helen & Stuart Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action group have responded in full to the issues and options consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation the we wish DBC to duplicate BRAG's responses under our name.</b></p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8610
<b>Full Name</b>	Spencer Holmes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO8650
Full Name	MRS G RUSSELL
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>No</p> <p>1- There is no explicit sustainable objective of minimizing the impact on the countryside, most of which is Green Belt.</p> <p>2- There should be an objective which states that there should be no development in the Green Belt.</p>
Include files	
Number	Question 6
ID	LPIO8723
Full Name	Mrs Pat Berkley
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I/we request you accept this as confirmation that I/we wish DBC to duplicate BRAG's responses under my/our name.</p>

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8761
<b>Full Name</b>	gregory lee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Specifically regarding the potential of additional housing on the Shendish area I feel would considerably impact my quality of life in Kings Langley. The rural aspect that the green belt provides has given untold amounts of pleasure to my family over the years. The wildlife in the area is still a constant reminder of why we moved to the specific area of the village and any plans to build houses on this would have a massive impact. I feel the same also with regards to all other green belt areas of the village that housing is being considered for. In my opinion the green belt areas are all extremely important to the make up of the village and mass housing projects would significantly unbalance our community.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8823
<b>Full Name</b>	Mr Lawrence Sutton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b>

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8980
<b>Full Name</b>	David Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes Strongly agree – all options should be robustly measured against these objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO8999
<b>Full Name</b>	Mrs Susan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Strongly agree – all options should be robustly measured against these objectives.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO9751
<b>Full Name</b>	Aly MacLean
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LP109799
Full Name	Mr Paul Wardle
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6



<b>ID</b>	LPIO9847
<b>Full Name</b>	Nikki Hamilton
<b>Company / Organisation</b>	Herts & Middlesex Badger Group
<b>Position</b>	Unknown
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Obviously there are a number of things that need to be taken into account when moving green belt boundaries such as the reason it was put there in the first place - restricting urban sprawl and safeguarding the countryside and these all have to be inline with the NPPF. We feel particularly strongly about this as we have found many woodlands and hedgerows to be species rich including protected species and feel in regards to question 6 - maybe an objective should be included of 'protecting the current green belt wherever possible' due to these very reasons.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO9974
<b>Full Name</b>	mr Kevin Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	

Number	Question 6
ID	LPIO10022
Full Name	Jill Mewha
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	

Number	Question 6
ID	LPIO10091
Full Name	Melanie Frankel
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p>

	<p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10139
<b>Full Name</b>	Natalie Crane
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</b></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10195
<b>Full Name</b>	Mr Tim Beeby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as</p>

	<p>confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1010243
<b>Full Name</b>	John and Jane Beeley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>.....</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO10293
<b>Full Name</b>	Kathleen Lally
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing in response to the latest plan for housing development in Berkhamsted, most of which suggests an excessive and impractical number of new houses. I have read your Local Plan 2017 and I have read the reply of Berkhamsted Residents' Action Group (BRAG) and agree that <u>Option 1B is the only option acceptable</u>.</p> <p>I agree entirely with the BRAG response to your plan.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10340
<b>Full Name</b>	J&P Savage
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Secondly, the Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this email as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10393
<b>Full Name</b>	Mrs J Henry
<b>Company / Organisation</b>	C/O Phillips Planning Services Ltd
<b>Position</b>	Mr John CE Phillips
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The objectives should identify the provision of sufficient housing to meet the requirements of Dacorum including external pressures as a key overarching objective. Without meeting this objective those identified such as promoting ‘a high quality of life’, ‘promoting inclusion’, ‘reducing inequalities’ and ‘reducing the overall need to travel’_ are not capable of resolution.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10407
<b>Full Name</b>	Mr Daniel Parry
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10456
<b>Full Name</b>	David Burbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, <b><u>I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name</u></b></p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10506
<b>Full Name</b>	Mr Stephen Doughty
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in</p>

	<p>the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>I would however like to make a few specific comments.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10554
<b>Full Name</b>	Mr Roger Petts
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10601
<b>Full Name</b>	Simon Chilton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	



Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO10651
Full Name	Sally and David Williams
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Please register as support for BRAG's submission.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO10699
Full Name	Mrs Jenny Jenkins
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes

<p><b>Your response - Please add your response here</b></p>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to emphasise a few of the most important points within that response that I strongly agree with:</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<p><b>Include files</b></p>	
<p><b>Number</b></p>	<p>Question 6</p>
<p><b>ID</b></p>	<p>LPIO10747</p>
<p><b>Full Name</b></p>	<p>Taylor Wimpy Strategic Land</p>
<p><b>Company / Organisation</b></p>	<p>Taylor Wimpy Strategic Land</p>
<p><b>Position</b></p>	<p>C/O Pegasus Group</p>
<p><b>Agent Name</b></p>	
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Your Opinion - Please state your opinion here</b></p>	<p>No</p>
<p><b>Your response - Please add your response here</b></p>	<p>As with the wider plan vision, the objectives are valid however relatively little emphasis is given to the provision of new homes.</p> <p>The objective as drafted relates to the need to secure a mix of new homes to meet the needs of the local population. Whilst we agree it is important to provide a good mix of housing, it is yet more important to deliver the right <u>number</u> of homes in the most sustainable locations and where the most significant community benefits can be realised.</p> <p>Given the importance of housing delivery in achieving the social aspects of sustainable development (as per paragraphs 6 and 7 of the Framework) the objectives should contain an express commitment to “<i>meet the identified needs of the Borough for open market and affordable housing, in full, and in line with the national policy imperative to ‘boost significantly’ the supply of housing</i>”.</p> <p>Furthermore, the objective to ‘conserve and enhance the function and character of the villages’ is protective in nature and does not suggest a positive approach towards making the most of the potential of the most</p>

	sustainable villages, and the role new housing can play in achieving this. This objective should be amended to set out a commitment to “ <i>enhance the function and character of the villages whilst supporting the achievement of sustainable development</i> ” . For full response please see question 46.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10791
<b>Full Name</b>	Grant Imlah
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Moreover i am aware that The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG’s responses under our name.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10844
<b>Full Name</b>	Sheila Dawkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I have studied the above plan, accessed the BRAG website, and attended the Berkhamsted Citizens Association Visioning Evening on 15 November and the

	<p>Berkhamsted Town Council presentation on 22 November.</p> <p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10893
<b>Full Name</b>	Jean Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10941
<b>Full Name</b>	Christopher Stafford
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p>

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO10992
<b>Full Name</b>	Mrs Patti Whittle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11039
<b>Full Name</b>	J M Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	

<b>Number</b>	Question 6
<b>ID</b>	LPIO11120
<b>Full Name</b>	Cally Emmas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11167
<b>Full Name</b>	Mr Neil Aitchison
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	the objectives are satisfactory but the proposed options derived from it are not
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11213
<b>Full Name</b>	Jon Rollit
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p>

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11264
<b>Full Name</b>	Kate Locke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>In addition I would reiterate the extensive points made in the BRAG response to the ‘Issues &amp; Options’ consultation. I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. The Berkhamsted Residents Action Group (BRAG) has responded in full.</p> <p>In addition, I like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11323
<b>Full Name</b>	David Greenwood
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	However, the proposals don’t match up with the objectives! Protecting and enhancing the landscape

	doesn't fit with large scale development, particularly on greenfield rather than brownfield sites. While building over two farms in Kings Langley doesn't look to be supporting the rural economy.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11352
<b>Full Name</b>	Ms Lorraine Gilmore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>BRAG has responded in full to the 'Issues &amp; Options' consultation. To avoid repetition of the extensive points made in the BRAG response, I request you accept this email as confirmation that I wish Dacorum Borough Council (DBC) to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasise some of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11401
<b>Full Name</b>	Conian
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing in response to the current consultation to register my views on the proposals.</p> <p>As the Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation and to avoid repetition of the extensive</p>



	<p>points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response, to add some of my own comments.</p> <p>....</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11511
<b>Full Name</b>	Ms Eliza Hermann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The objectives read as if they are trying to be all things to all people. I would like to see a clear statement of priorities in which protection of the Chilterns Area of Outstanding Natural Beauty and protection of the remaining Green Belt throughout Dacorum take precedence. See my answer to Q4, repeated here for convenience:</p> <p>As stated in the consultation documents, 85% of Dacorum is rural and just over half is designated as Green Belt. This gives most of the borough a strong rural character and protecting this rural character over the Plan period and for future generations must be the central theme for the borough. This means the following five specific points must be made explicit -</p> <ul style="list-style-type: none"> <li>• <b>Protection of the Chilterns Area of Outstanding Natural Beauty (AONB).</b> The borough is fortunate to contain a large portion of the Chilterns AONB and its many areas of publically accessible common land, footpaths, and scenic landscapes. The new Local Plan needs to make explicit the continuing protection of the Chilterns AONB so that everyone can reap the public health benefits and recreational enjoyment of access to this land.</li> </ul>

- **Protection of the Green Belt.** The borough derives much of its attractiveness to both existing residents and those who wish to move here through its rural character which is due to the Green Belt. Acknowledgement must be made of the significant net loss of Green Belt land over the past decades including just recently through the 2006-2031 Core Strategy in which 82.2 hectares of land has been removed from the Green Belt via the 6 Local Allocations. It should be made explicit that Dacorum's remaining Green Belt will be protected in accordance with current law i.e. the National Planning Policy Framework. The consultation document wrongly suggests that unmet housing need constitutes sufficient exceptional circumstances to justify development in the Green Belt. This is not the case and has been repeatedly reaffirmed by:

  - The Prime Minister who in early November of this year "ruled out building on the Green Belt";
  - The Chancellor of the Exchequer who in his Budget speech on 22 November 2017 made no change to Green Belt policy;
  - The Housing Minister Brandon Lewis who wrote to all Members of Parliament on 7 July 2016 saying "The Framework makes it clear that inappropriate development may be allowed only where very special circumstances exist, and that Green Belt boundaries should be adjusted only in exceptional circumstances, through the local plan process and with the support of local people. We have been repeatedly clear that demand for housing alone will not change Green Belt boundaries." (The Brandon Lewis 7 July 2016 letter is enclosed with my consultation response.)
- **Not being able to fully meet the objectively assessed housing need (OAN) due to legally justified constraints.** Dacorum must take a stand openly and transparently that OAN cannot be fully met, due to the constraints created by the AONB and Green Belt land. This is a legally justified and sound reason for not fully meeting OAN.
- A recent case (September 2017) in which the Government Planning Inspector has found a Local Plan sound despite it not fully meeting its OAN is the Adur District Council Local Plan in Sussex. The Council's OAN is 325 homes per year whereas the Local Plan target is "a minimum" of 177 homes per year. The Inspector's report is at <http://www.adur-worthing.gov.uk/media/media,146237,en.pdf>. The Inspector finds (in paragraph 47) that the Council cannot meet its full OAN because of the "significant constraints that exist" one of which is the need to preserve the "local green gaps". Surely if this applies to "local green gaps" it applies even

	<p>more powerfully to Green Belt and to Areas of Outstanding Natural Beauty both of which are accorded significantly greater protection under the National Planning Policy Framework. (Note the Inspector in the Adur case was David Hogger, who was also the Inspector for Dacorum's Core Strategy).</p> <ul style="list-style-type: none"> <li>• <b>Protection of the historic and individual character and setting of towns and villages.</b> The vision should state that the unique character of each settlement will not <i>only</i> be recognised and valued, but also <i>protected and maintained</i>. For example, any further development or growth in Berkhamsted "has to be balanced against the need to protect the town's historic character and setting" as stated by the Planning Inspector in his report on the 2006-2031 Core Strategy.</li> <li>• <b>Brownfield redevelopment and regeneration.</b> Given the above four points, it should be emphasised that Dacorum will do everything possible to maximise the identification of brownfield sites and encourage their redevelopment and regeneration. This should be the focus of development efforts not just in Hemel Hempstead but throughout the entire borough.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11590
<b>Full Name</b>	Janet and James Honour
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11745
<b>Full Name</b>	Edmund Hobley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity to emphasize just a few of the most important points within that response below.</b></p> <p>...</p> <p><b>Brag Response to question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11804
<b>Full Name</b>	John Thomson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	Following from the above, the words "Green Belt" should be included in the first line together with "open spaces" under "Looking after the Environment"
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11895
<b>Full Name</b>	Janet Mason
<b>Company / Organisation</b>	Berkhamsted Town Council
<b>Position</b>	Town Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Yes, but we suggest some textual amendments</p> <p>The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</p> <p>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <i>adequate</i> new infrastructure with development.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO11942
<b>Full Name</b>	Dee Sells
<b>Company / Organisation</b>	Markyate Parish Council
<b>Position</b>	Parish Clerk/ RFO
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>No</b></p> <p><i>The Borough Council have not included Greater London among the areas where there is a need for housing provision for their workers. This consultation is essential for all the ring counties and Boroughs around London. The Parish Council have made his point to the Government consultation</i></p> <p><i>With regards to: 'To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel'.</i></p> <p><i>There needs to be an acknowledgement that Dacorum is providing homes for many who do not work in the area, but commute, mainly into London; homes for these workers need to be located close to a transport hub, station, underground or bus, such that they can walk or cycle to that hub for their onward journey.</i></p>

	<i>Employment opportunities in rural areas, even bigger villages like Markyate are very limited, and bus services are inadequate to serve the needs of anyone working outside the village. Thus all housing in rural areas needs to be to be designed only to meet local needs. Further, social, leisure and community facilities and services need to be provided in the villages as the access to centralised facilities will be largely denied except should they use a car.</i>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12042
<b>Full Name</b>	David Wilyman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response to Question 6. Please note full document is attached to Question 46</p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12096
<b>Full Name</b>	Colin Blundel
<b>Company / Organisation</b>	Chiltern Society
<b>Position</b>	Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<p><b>Your response - Please add your response here</b></p>	<p>The Chiltern Society is a charitable body with 7000 members. We campaign for the conservation and enhancement of the Chilterns National Character Area, which includes the Chilterns Area of Outstanding Natural Beauty (AONB) and part of the London Green Belt. Our role in the planning system is co-ordinated through a network of voluntary planning field officers and co-ordinators.</p> <p>Due to the large amount of development proposed in the District there is a significant threat to the landscape of the Chilterns AONB and the Green Belt from encroaching development. The Plan needs to clearly establish that it's proposals are within the requirements of the National Planning Policy Framework (NPPF) (Policies 79 – 92 and 115 – 116).</p> <p>Therefore, we consider that 2 additional objectives need to be placed under 'Looking After the Environment' as follows –</p> <ul style="list-style-type: none"> <li>To conserve and enhance the landscape and natural beauty of the Chilterns Area of Outstanding Natural Beauty (AONB)</li> </ul> <p>To maintain the openness of the Green Belt and ensure that it is a permanent feature of the Borough.</p>
<p><b>Include files</b></p>	
<p><b>Number</b></p>	<p>Question 6</p>
<p><b>ID</b></p>	<p>LP1012132</p>
<p><b>Full Name</b></p>	<p>Ray Dann</p>
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Agent Name</b></p>	
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Your Opinion - Please state your opinion here</b></p>	<p>Yes</p>
<p><b>Your response - Please add your response here</b></p>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p>Standard BRAG response to Question 6. Please note full document is attached to Q46.</p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need</li> </ul>

	to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12198
<b>Full Name</b>	Douglas & Christina Billington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local plan</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12277
<b>Full Name</b>	Richard Frankel
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p>



	<p>Standard BRAG response to Question 6. Please note full document is attached to Question 46.</p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12328
<b>Full Name</b>	ms rona morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Key is to robustly use these objectives when formulating the plan.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12334
<b>Full Name</b>	Mr Brian Kazer
<b>Company / Organisation</b>	Tring in Transition
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>No.</b></p> <p>Sustainable Development. New bullet point 3 new “Zero carbon target by 2050”</p> <p>Reverse boxes “Strengthening economic prosperity” and “Homes and Community Facilities”</p> <p>“Homes and Community Facilities” box, 1st bullet point, after “homes” insert “including starter homes, a mix of affordable homes, and social housing”</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12421

Full Name	Judy Halden
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response to Question 6. Please note full document is attached to Question 46.</p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO12469
Full Name	Meenakshi Jefferys
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12516
<b>Full Name</b>	Mrs Jane Barrett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response for Question 6. Please note full document is attached to Question 46.</p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12565
<b>Full Name</b>	mr paul healy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s</p>

	<p>responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12615
<b>Full Name</b>	Merrick Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues &amp; Options’ consultation. To avoid repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasise just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12664
<b>Full Name</b>	Monika & Casper Gibilaro
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under our name</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12712
<b>Full Name</b>	Lorna Ginn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Here are my comments on the new Local Plan</p> <p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO12761
<b>Full Name</b>	Mr Raymond Phipps
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I wish to comment as follows to the Strategic Options Consultations. In general I follow the comments made by BRAG.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12808
<b>Full Name</b>	Ingrid Carola McKenna
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>In addition, I draw attention to some of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ –</li> </ul>

	or accept that it is entirely unrealistic and be honest with the local population.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12856
<b>Full Name</b>	Mr Stephen Lally
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Rather than repeat the BRAG response, with which I completely agree, I will highlight some key points that are important to me.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12904
<b>Full Name</b>	Jon Whittle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO12959
<b>Full Name</b>	Edward Keane
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13008
<b>Full Name</b>	Bettina Deuse
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in</p>



	<p>the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity to emphasize just a few of the most important points within that response below.</p> <p>...</p> <p><b>BRAG response to question 6 below (full BRAG response see question 46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13061
<b>Full Name</b>	Mr Paul Tinworth
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I wish to express my full agreement with the response from the Berkhamsted Residents Action Group regarding Dacorum's Local Plan.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local Plan.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13109
<b>Full Name</b>	Hilary Dann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13176
<b>Full Name</b>	Mr J G Botha
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13214
<b>Full Name</b>	Mrs Suzanne Gray
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Para 4.3.1</p> <p>Few local jobs in Tring, many work in London.</p> <p>There was a local waste recycling depot in Tring at New Mill which was well used and managed but was closed so now people in tring have to go to Aston Clinton in Bucks.</p> <p>Conservation - Tring is a rural area with lovely countryside trees, hills, reservoirs, canal and is</p>

	fundamentally a small market town. This is all likely to change to be more suburbia.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13358
<b>Full Name</b>	Mrs Christine Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	If you wish to look after the environment why then build on the countryside.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13359
<b>Full Name</b>	Mr Alan Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	If you wish to look after the environment why then build on the countryside.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13443
<b>Full Name</b>	Mrs Catherine Imber
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues & Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.

	<p>However, we would like to take this opportunity emphasize just a few of the most important points within that response</p> <p>All options should be robustly measured against these objectives.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13491
<b>Full Name</b>	Deborah Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13546
<b>Full Name</b>	Mr Alan O'Neill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation.</p> <p>To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1013599
<b>Full Name</b>	Sue O'Neill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation.</p> <p>To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO13661
<b>Full Name</b>	Tim Uden
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13726
<b>Full Name</b>	Edward Hatley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request that you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p>

	<p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13774
<b>Full Name</b>	Mr Roger Didham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13831
<b>Full Name</b>	Alex Dann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the</p>

	<p>extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13892
<b>Full Name</b>	Mr John James
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I absolutely agree with DBC's Local Plan - see para 4.2.3 'Sustainable development' regarding the promotion of Hemel Hempstead, Berkhamsted and Tring for homes, etc and the conservation of the function of, and character of, the villages and countryside. And then, further down in 'Looking after the environment' - the protection and enhancement of Dacorum's landscape..... historic environment. I very much agree with this, particularly with regard to Kings Langley.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO13933
<b>Full Name</b>	Charlotte Phillips
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I am a resident of Tring and am writing to object to the proposals and objectives listed in the new Local Plan. With regard to Question 6 – I believe this should be



	amended to read. 'To promote the town of Hemel Hempstead as the key focus for homes, job and strategic services. To conserve and enhance the character of the market towns of Tring and Berkhamsted – notably their unique landscapes'.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14001
<b>Full Name</b>	Danny Jennings
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I would like to register our joint support of the opinions of Berkhamsted Town Council, Berkhamsted Residents Action Group and the Berkhamsted Citizens Association regarding Dacorum's Local Plan.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14050
<b>Full Name</b>	Mr John Goffey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>In order to avoid duplication, we request that DBC consider this response as supportive of all the points raised by Berkhamsted Residents Action Group (BRAG) in their comprehensive response to the DBC <i>Issues and Options</i> document. We</b></p>

	<p>would, in addition, like to add the following points concerning Question 33 of the above document.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14098
<b>Full Name</b>	Sue Elleray
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14149
<b>Full Name</b>	Mr Richard White
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>I disagree with the Dacorum Local Plan proposals for the reasons stated in the BRAG response</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14290
<b>Full Name</b>	Ms Vicky Tattle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14353
<b>Full Name</b>	Mr Humphreys
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	Why are so many houses needed ?
Include files	
Number	Question 6
ID	LPIO14379
Full Name	Ray Tattle
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO14427
Full Name	Giselle Okin
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p>

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14476
<b>Full Name</b>	Mr David Griffin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><i>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</i></p> <p><i>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</i></p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14674
<b>Full Name</b>	Ann Bunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	
Include files	
Number	Question 6
ID	LPIO14713
Full Name	Mrs Jean Perkins
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	
Include files	
Number	Question 6
ID	LPIO14753
Full Name	Ms Paula Farnham
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has (or will be) responded (ing) in full to the 'Issues &amp; Options' consultation. I could make similar comments in response, but in order to make this simple, please accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p>However, I would like to take this opportunity to emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14803
<b>Full Name</b>	Steve Baker
<b>Company / Organisation</b>	CPRE - The Hertfordshire Society
<b>Position</b>	Planning Manager
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There is no explicit sustainable objective of minimising the impact on the countryside, most of which is Green Belt. The restriction on development in the Green Belt, except in exceptional circumstances is not stressed enough. It is Green Belt that allows the Borough's settlements and countryside to retain their individual and special character in the face of pressure for development.</p> <p>In order to be able to achieve the vision of minimising the impact on the countryside, an additional Sustainable Development Objective should be added as follows:</p> <ul style="list-style-type: none"> <li>To minimise the impact of development on the countryside and retain the existing Green Belt boundary unless exceptional circumstances justify its amendment.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14824
<b>Full Name</b>	Bev Mckenna
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, please take this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>In addition, I draw attention to some of the most important points within that response</b></p> <p>...</p>

	<p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14871
<b>Full Name</b>	Mr Michael Curry
<b>Company / Organisation</b>	Tring Town Council
<b>Position</b>	Town Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>4.2.3. <i>Sustainable Development</i></p> <ul style="list-style-type: none"> <li><i>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for <u>homes</u>, jobs and strategic services</i></li> </ul> <p>Inclusion of the word ‘homes’ pre-judges the consultation on the distribution of new housing. As already stated Tring is reaching its natural capacity and can only absorb a modest increase in housing.</p> <p>The single bulletpoint should be replaced with two:</p> <ul style="list-style-type: none"> <li>Hemel Hempstead retains its pre-eminent position as the Borough’s major population centre and centre for jobs and strategic services</li> <li>To maintain the historic role of Berkhamsted and Tring as market towns serving their surrounding villages as centres of employment and strategic services</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14926
<b>Full Name</b>	Malcolm and Jill Allen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues & Options’ consultation.



	<p>To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</p> <p>However, I/we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO14976
<b>Full Name</b>	Mr Clive Freestone
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15026

Full Name	Mr & Mrs D A Simmons
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. We request you accept this summary as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>We would like to take this opportunity to emphasize a few of the most important points within that response, <b><i>in particular our response to Q25.</i></b></p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO15073
Full Name	Tom Simmons
Company / Organisation	St William Homes LLP
Position	Development Manager
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>St William support the suggested vision for the Borough and the overarching objectives for the new Local Plan. In particular, the following objectives are welcomed:</p> <p><i>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services;</i></p> <ul style="list-style-type: none"> <li>• <i>To ensure the effective use of existing land and previously developed sites; and</i></li> <li>• <i>To provide a mix of new homes to meet the needs of the local</i></li> </ul>
Include files	
Number	Question 6
ID	LPIO15175

Full Name	Bert Smith
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>This is to be treated as two identical responses from 1) Bert Smith - 2) Valerie Smith.</p> <p>Included within the suggested objectives is the following:</p> <p><i>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services.</i></p> <p>This should be amended to read:</p> <p><b><i>To conserve and enhance the character of the market towns of Tring and Berkhamsted - including their unique landscapes.</i></b></p> <p>There are numerous references throughout the document to the need for preserving and enhancing the natural beauty of the Chiltern Hills and the much admired and cherished character of the varied countryside within Dacorum.</p> <p>Reflection of this need is a serious omission from the Sustainable Development section of the Plan's Overarching Objectives.</p>
Include files	
Number	Question 6
ID	LPIO15195
Full Name	Valerie Smith
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>This is to be treated as two identical responses from 1) Bert Smith - 2) Valerie Smith.</p> <p>This is to be treated as two identical responses from 1) Bert Smith - 2) Valerie Smith.</p> <p>Included within the suggested objectives is the following:</p> <p><i>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services.</i></p>

	<p>This should be amended to read:</p> <p><b><i>To conserve and enhance the character of the market towns of Tring and Berkhamsted - including their unique landscapes.</i></b></p> <p>There are numerous references throughout the document to the need for preserving and enhancing the natural beauty of the Chiltern Hills and the much admired and cherished character of the varied countryside within Dacorum.</p> <p>Reflection of this need is a serious omission from the Sustainable Development section of the Plan's Overarching Objectives.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15253
<b>Full Name</b>	Caroline Manson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I would like to register my views on the current consultation regarding the proposed developments in Dacorum and in particular Berkhamsted, where I have been a resident for over 20 years.</p> <p>I am attaching the more detailed comments compiled by the Berkhamsted Residents Action Group, which I fully support.</p> <p>Thank you for your consideration of my views and I hope that you will make a decision which protects the current character of our beautiful Market Town.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6: Do you agree with the suggested objectives for the new Local Plan?</b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' –</li> </ul>

	or accept that it is entirely unrealistic and be honest with the local population.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15305
<b>Full Name</b>	Mr Alan Conway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has already responded to the Issues &amp; Options Consultation. I have studied their comments and confirm that I support the arguments put forward in their submission.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15354
<b>Full Name</b>	Sue Wolstenholme
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I write in support of the submission made by the Berkhamsted Residents Action Group who have written and represented very clearly the views of many Berkhamsted Residents.</p> <p><b>Standard BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need</li> </ul>

	to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15416
<b>Full Name</b>	Nick Hanling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation and I have attached their reponse which I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. In summary, my view is that Berkhamsted cannot support a number of houses higher than that set out in the Core Strategy and it is already struggling to cope with the developments to date from that Strategy.</p> <p>I would like to take this opportunity emphasize some of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15464
<b>Full Name</b>	Sarah and Nigel Tester
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation and I have attached their reponse which I request you</p>

	<p>accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. In summary, my view is that Berkhamsted cannot support a number of houses higher than that set out in the Core Strategy and it is already struggling to cope with the developments to date from that Strategy.</p> <p>I would like to take this opportunity emphasize some of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15512
<b>Full Name</b>	Mr Mark Rogers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Plans objectives in 4.2.3 include</p> <ul style="list-style-type: none"> <li>To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel.</li> <li>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services.</li> <li>To conserve and enhance the function and character of the villages and countryside.</li> </ul> <p>Noticeably there is no mention of Kings Langley that needs focus to maintain it's unique historic legacy of the King's former palace.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15520
<b>Full Name</b>	Miss Tanya Assarat
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept the attached document of this as confirmation and that I wish DBC to duplicate BRAG's responses under my name.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15569
<b>Full Name</b>	Melanie Llewellyn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing to support the submissions by The Berkhamsted Town Council, the Berkhamsted Residents Action Group and The Berkhamsted Citizens Association opposing further development in Berkhamsted.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15636
<b>Full Name</b>	Mr James Honour
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have attended the presentation and have read the Berkhamsted Residents Action Group response to the questions posed.</p> <p>I can agree with all their extensive points and request that you accept this as confirmation i wish to duplicate their responses under my name.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15681
<b>Full Name</b>	Mr Patrick Barr
<b>Company / Organisation</b>	Tring Hockey Club
<b>Position</b>	Chairman
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15695
<b>Full Name</b>	Mark Pawlett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Please see attached a report provided by the Grove Road Residents Association. I can confirm that I am a member and as such support this document.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p>

**Question 6. Do you agree with the suggested objectives for the new Local Plan?**

We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15743
<b>Full Name</b>	Maria & Colin Sturges
<b>Company / Organisation</b>	
<b>Position</b>	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I believe the proposed Local Plan lacks vision and fails to keep the character of Dacorum. Less than 6 months ago (16th July) the previous 25 year plan was approved and that took 10 years in the making, and now we are being asked to approve a new plan having just agreed to an additional 500 houses in Tring. If the worst case scenario of the plan were to take place this would result in a 60% increase of the town of Tring. I have attached a report from a planning consultant with regards to the over-development of Tring. Tring has specific issues being a small market town...</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not</p>

	<p>broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15790
<b>Full Name</b>	David Kerrigan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I fully endorse the BRAG submission on this, which is worth pointing out as I have not answered some questions, and have bundled answers to others under what seems to be the most critical one – Question 40 eliciting support or otherwise for Option 1B.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15858
<b>Full Name</b>	D B Land and Planning
<b>Company / Organisation</b>	D B Land and Planning
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>DBLP wish to highlight the following omissions from the Plan’s overarching objectives</li> </ul> <p><i>Sustainable development</i></p> <ul style="list-style-type: none"> <li>There is a need to promote larger villages (e.g. Markyate) as a location for a commensurate</li> </ul>

	<p>number of homes to assist the Council in meeting its OAN and the requirements of paragraph 55 of the Framework</p> <p><i>Looking After the Environment</i></p> <ul style="list-style-type: none"> <li>The overarching need to undertake a review of the green belt and release land in the green belt in a way which is compatible with green belt objectives and the guidance in the NPPF has to be identified</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO15974
<b>Full Name</b>	Mr Robert Sellwood
<b>Company / Organisation</b>	The Crown Estate
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Whilst most of the objectives are supported, it is considered that an additional employment objective should be added to support the EnviroTech Enterprise Zone to the east of Hemel Hempstead.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16007
<b>Full Name</b>	Charlotte Ryan-Elliott
<b>Company / Organisation</b>	Kier Property
<b>Position</b>	Planner`
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>Whilst the objectives set out in the I&amp;O on page 26 and 27 demonstrate Dacorum's desire to create a balanced community. We consider that there needs to be significantly more emphasis on the need for The extent of the housing need is not apparent within the Local Plan vision and we consider, given the findings set out in Chapter 2 of this report, there is pressing need to focus the Local Plan principally on the delivery of housing.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16048
<b>Full Name</b>	Dave Thomas
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find the attached document describing issues and options that I and many other residents of Tring have addressed regarding housing development</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16102
<b>Full Name</b>	Helen and Aaron Talbot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We attach the report commissioned by Grove Fields Residents Association which we believe should be taken into consideration with regards to proposed plans for increased housing for Tring. We are a small town and the plans for huge new housing developments (some on Green Field sites) should be considered in the light of this.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is</p>

	<p>considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16161
<b>Full Name</b>	Stuart Mcgrory
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached report which I fully endorse. There seems to be a complete lack of vision in the proposals and lack of concern about what it will do to the infrastructure of the town.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is</p>



	<p>proportionate to availability. As such the GFRA consider that the bullet point should read “<i>to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services</i>” and a second bullet point stating that “<i>to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities</i>”.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16217
<b>Full Name</b>	Stuart Mears
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I write in regards to your "Issues and Options Consultation Local Plan to 2036".</b></p> <p><b>I fully support the analysis and conclusions of the Issues and Options Response prepared by the Grove Fields Resident Association.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the</p>

	<p>Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1016279
<b>Full Name</b>	Kitty Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>please find the attached report written on mine and other residents request.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed</p>

	<p>approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16341
<b>Full Name</b>	Aaron Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I support GFRA responses see below.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p>

We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16387
<b>Full Name</b>	Ruth and Stephen Wright
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</b></p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
Include files	
Number	Question 6
ID	LPIO16454
Full Name	Andrew Yeomans
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>I endorse the attached reports from the Chiltern Countryside Group and the Grove Fields Residents Association, regarding the local plan consultation.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures</p>

	<p>including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16530
<b>Full Name</b>	Ian Emmas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <p>. Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</p>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO16672
<b>Full Name</b>	Katie Parsons
<b>Company / Organisation</b>	Historic England
<b>Position</b>	Historic Environment Planning Advisor
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We are pleased to see reference to the need to protect and enhance the historic environment within the environment section of the objectives on page 19 of the consultation document. It is recommended however that the word “conserve” is used rather than “protect”.</p> <p>We also recommend that the historic environment is identified as a key strand in the pursuit of sustainable development within the sustainable development section of the objectives on page 18 of the consultation document.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16743
<b>Full Name</b>	Martin Ephgrave
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We support the objective that the emerging Local Plan should “provide a mix of new homes to meet the needs of the local population”. We emphasise again that the smaller villages in the Borough, such as Little Gaddesden, have housing needs and should be allowed to grow. However, many of the Proposed Growth Options would not allocate <u>any</u> new housing in the Rest of the Borough, which is unacceptable.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16813
<b>Full Name</b>	Jon G. Wright Dawn Sanders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As a member of the Grove Field Residents Association, I am in broad agreement with their conclusions.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16881
<b>Full Name</b>	Jan Mcgrory



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Having read the document submitted by the grove fields residents association, I concur whole heartedly with its findings</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>

	9 Page 26, Issues and Options Consultations to Site Allocation DPD
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO16969
<b>Full Name</b>	Chris Pike
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please register my support for this report by Grove Fields Residents Association.</p> <p>I support this whole heartedly.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is</p>

	<p>considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17026
<b>Full Name</b>	Jade Holmes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of</i></p>

	<p><i>Hemel Hempstead as the focus for homes, jobs and strategic services” and a second bullet point stating that “to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”.</i></p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17083
<b>Full Name</b>	Grahame Senior
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I support and endorse the views expressed in the attached document as a member of GFRA</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred</p>

	<p>to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17128
<b>Full Name</b>	D. Phillips
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I fully concur with the comments attached from BRAG. The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid fill repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17215
<b>Full Name</b>	Debbie Crooks Pam Moss
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17273
<b>Full Name</b>	Margaret and Andrew Pike
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>We wish to object most strongly to the plan to build any more dwellings in Berkhamsted and fully support all the arguments that the Berkhamsted Residents Action Group (BRAG) have put forward.</b></p>

	<p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17330
<b>Full Name</b>	Mr David Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</b></p> <p>...</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a</p>

	<p>collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17382
<b>Full Name</b>	Lesley Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Finally, I fully support the responses to the Local Plan as submitted by the Berkhamsted Citizens Association and the Dacorum Health Action Group both of which I have fully read.</p> <p>Berkhamsted Citizens Association response to question 6 below (copy of full response attached to question 46)</p> <p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography</li> <li>• The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside</li> </ul>



	<ul style="list-style-type: none"> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored</li> <li>• The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17437
<b>Full Name</b>	Sara Bell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I believe you have already received the attached from planning consultants on behalf of the Grove Fields Residents Association. As a community member strongly opposed to the suggested development, I felt it necessary to re-send the report with my own comments on the matter.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider</p>

	<p>that the bullet point should read “to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services” and a second bullet point stating that “to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17496
<b>Full Name</b>	Emma Talbot
<b>Company / Organisation</b>	The Little Cloth Rabbit
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Please find attached a report (GFRA) about the proposed development of Tring.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p>

	<p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p>...</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17544
<b>Full Name</b>	MR DAVID BROWN
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Finally, I fully support the responses to the Local Plan as submitted by the Berkhamsted Citizens Association and the Dacorum Health Action Group both of which I have fully read.</p> <p>Berkhamsted Citizens Association response to question 6 below (copy of full response attached to question 46)</p> <p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography</li> </ul>

	<ul style="list-style-type: none"> <li>• The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside</li> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored</li> <li>• The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17603
<b>Full Name</b>	Paul Hembury
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I am writing to express my concern over the proposed development of Tring as set out in the Issues and Options Consultation Local Plan to 2036. The attached report (GFRA) by Next Phase Planning &amp; Development details my concerns comprehensively.</b></p> <p>...</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred</p>

	<p>to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1017677
<b>Full Name</b>	Michael and Jill Sanders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>As Members of the Grove Fields Action Group we have commissioned the attached report, at great expense, which indicates how strongly we feel about these proposals. This report sets out in great detail our concerns, far more eloquently than we could do ourselves.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless,</p>

	<p>at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17726
<b>Full Name</b>	Diana Woodward
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have read the submissions made to you by the Berkhamsted Citizens Association and the Labour Party, and would like to endorse the views they express.</p> <p>BCA response to Question 6 below - full document attached to Question 46</p>

	<p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography</li> <li>• The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside</li> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored</li> <li>• The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17782
<b>Full Name</b>	John and Helen Osborne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>We are members of the Grove Field Residents Association and support the analysis and conclusions of the planning consultants commissioned by the Association (attached).</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures</p>

	<p>including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17840
<b>Full Name</b>	David and Jane Elsmore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>We are members of the Grove Field Residents Association and support the analysis and conclusions of the planning consultants commissioned by the Association (attached).</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless,</p>



at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17898
<b>Full Name</b>	Dave Davies
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>Please find attached a reports commissioned by a residents association (GFRA) challenging the current plants for additional building in the Tring area.</b>

**GFRA Response to Question 6, full document attached to question 46**

We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO17958
<b>Full Name</b>	Mr Michael Burbidge
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>If the aims of the plan are as stated then the number of houses seems excessive to “meet the needs of local population”. It seems to me that these increases are catering for people moving into the area. If so it is misleading not to make this clear in the plan.</p> <p>I do not believe that enough jobs will be created locally by the plan to “minimise the impact of traffic and reduce the overall need to travel”. The increases in housing proposed will have an impact of town centre traffic, the A41 and the rail services.</p> <p>The plan is “To provide for a full range of social, leisure and community facilities and services.” Whilst I support this aim this does not appear to be the case currently. In Tring there are requirements for additional sports facilities especially for junior football and rugby which are not being met and the sports centre at Tring is badly in need of investment and has been for at least 10 years. How can we be sure that this will happen.</p> <p>I support the aim “To co-ordinate the delivery of new infrastructure with development.” But the plans, even for option 3, make no provision for additional secondary school spaces in Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18007
<b>Full Name</b>	mr Richard Lambert
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I wanted to quickly summarise how I feel about your plans for the redevelopment of Tring. I visited the recent Public Consultation event held at the Pendley Manor Hotel and had a conversation with a number of people from Dacorum there. The attached document deftly sets out the detailed views, but in summary (GFRA DOCUMEMNT) , my own views can be summarised in a handful of bullet point.</p>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO18078
<b>Full Name</b>	Mr Graham Bright
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached the response from the Grove Fields Residents Association, which I fully endorse</p> <p>My personal position, in summary is as follows:</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p>

	<p>8 Page 26, Issues and Options Consultations to Site Allocation DPD</p> <p>9 Page 26, Issues and Options Consultations to Site Allocation DPD</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18135
<b>Full Name</b>	Peter and Cathy Davidson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Further opinions and ideas are given in Grove Fields Consultants report attached</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p>

	<p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18192
<b>Full Name</b>	Nicky and Dave Hulse
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please see attached the Grove Fields Residents Association's responses to the proposed developments in Tring, which we concur with and of which we are a member</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the</p>

	<p>predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18236
<b>Full Name</b>	Mr Richard Owens
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The development on Green Belt land is not in accordance with Dacorum’s Core Strategy to “minimise the impact on the Green Belt” and to “safeguard the countryside”.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18245
<b>Full Name</b>	Gail Skelton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I am writing as a member and in support of BRAG to voice my concerns over the latest building proposal to my home town. However I have to confess that I usually

	<p>have the cynical opinion that this will count for very little and to this extent, I sincerely hope that I am proved wrong.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18305
<b>Full Name</b>	Terry and Jennifer Elliott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We are members of the Grove Fields Residents Association and as such support their recommendations.</p> <p>We are writing in our own capacity as long term residents, (one of us being a local teacher for over 30 years), to add our personal comments regarding the proposed increase in housing in Tring, as a result of the published Strategic Planning Options for the area.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p>



	<p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18357
<b>Full Name</b>	Plato Property Investments LLP
<b>Company / Organisation</b>	Plato Property Investments LLP
<b>Position</b>	C/O Aitchison Rafferty
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>This Statement has been prepared to respond to the questions set out in the Issues and Options Consultation published by the Council in November 2017. It is submitted on behalf of Plato Property investments LLP in respect of a site located to the south east of the Mini dealership at London Road, Cow Roast HP23 5RE.</p> <p>This Statement should be read along with the Planning Statement attached at <b>Appendix 1 (see Q 46 for attachment)</b> which sets out the detailed planning case in support of the allocation of the site for housing in the emerging Local Plan.</p> <p>In summary, we consider that:</p> <p>We support the objective that the emerging Local Plan should “provide a mix of new homes to meet the needs of the local population”. We emphasise again that the</p>

	smaller villages in the Borough have housing needs and should be allowed to grow. However, many of the Proposed Growth Options would not allocate any new housing growth in the Rest of the Borough, which is unacceptable. We should also comment that canal boat moorings can provide affordable alternative residential accommodation too and should form part of the “mix of alternatives” promoted by the new Local Plan.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18473
<b>Full Name</b>	Melanine Llewellyn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18519
<b>Full Name</b>	Mrs Juliet Chodzko
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I should like to add my name to the issues put forward in the attached (BRAG Response). I feel that the special needs of Berkhamsted have not been considered properly.</p> <p>.....</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need</li> </ul>

	to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18566
<b>Full Name</b>	Captain Andrew Cassels
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>I entirely agree with all responses given by BRAG (Berkhamsted Residents Action Group).</b></p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18612
<b>Full Name</b>	Lindy Weinreb
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted's transport system with our topography</li> <li>• The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside</li> </ul>

	<ul style="list-style-type: none"> <li>Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored.</li> <li>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18659
<b>Full Name</b>	Hilary Abbott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18705
<b>Full Name</b>	Paul and Gillian Jenkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1018751
<b>Full Name</b>	Berkhamsted Citizens
<b>Company / Organisation</b>	Berkhamsted Citizens
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
Your response - Please add your response here	<p><b>Question 6</b></p> <p><i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted's transport system with our topography</li> <li>• The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside</li> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored.</li> </ul>

	<ul style="list-style-type: none"> <li>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18798
<b>Full Name</b>	Lyndsay Slater
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18847
<b>Full Name</b>	Andrew and Margit Dobbie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you</p>

	<p>accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18893
<b>Full Name</b>	Katherine Cassels
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>I entirely agree with all responses given by BRAG (Berkhamsted Residents Action Group).</b></p> <p>...</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO18938
<b>Full Name</b>	Rupert Symmons
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	
Include files	
Number	Question 6
ID	LPIO18971
Full Name	Mrs Emma Robertson
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>Please find attached the final report written on behalf of Grove Field Residents Association. It states what we believe to be the best case scenario for Tring with the proposed increase to the town. Please read and include the report findings in your final decision.</b></p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p>



	<p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19034
<b>Full Name</b>	Barbara Gainsley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I attended the meeting of Berkhamsted Citizens, and my views are reflected in the conclusions we came to on the night, and our concerns about the proposed development.</p> <p>Berkhamsted is a town in a valley, it is limited by its geography, and also hugely limited by its resources and infrastructure.</p> <p>Please accept this email as my response to the proposal, I am in complete agreement with these concerns voiced by our Citizens.</p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography.</li> <li>• The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</li> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored.</li> <li>• The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19091
<b>Full Name</b>	Bill Ahearn

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I wish to register my objections to some of the proposals under consideration on the grounds they are simply to excessive and feel a more moderate scheme as set out in the attached report would be suitable</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p>

	<p>8 Page 26, Issues and Options Consultations to Site Allocation DPD</p> <p>9 Page 26, Issues and Options Consultations to Site Allocation DPD</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19149
<b>Full Name</b>	Ms Sarah Hain
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I completely support the points discussed by the attached Report responding to the DBC planning consultation document. It addresses my own emotional and practical concerns about the town in which I live, as well as the wider area concerned, with a professionalism giving expert weight to its conclusions.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that</p>

	<p><i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”.</i></p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19207
<b>Full Name</b>	Grove Fields Residents Association
<b>Company / Organisation</b>	Grove Fields Residents Association
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a copy of the formal submission report raised in consultation to the Issues and Options paper on behalf of the Grove Fields Residents Association (GFRA). The GFRA represents 325 people, and I confirm that as of the 11th December 2017, this submission represents the position of all 325 members.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p>

	<p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19264
<b>Full Name</b>	Marcus, Jane, Abigail and Jennifer Fox
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Our family ( 4 adults) live in Tring and are extremely concerned about the proposed increase in housing for Tring. We are all members of Grove Fields Residents Association and attended the meetings at Pendley and Tring Town Council so that we could make an informed decision regarding the proposal from Dacorum Borough Council. GFRA response attached.</p> <p>We urge you to consider the issues and proposals in the attached report. Please do not develop Tring and further compromise the town’s infrastructure. We feel strongly that green belt land should be preserved for future generations.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p>

We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19318
<b>Full Name</b>	Stuart, Miranda & Melissa Kay
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1019365
<b>Full Name</b>	Wai Tang and Greg Barfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please note we are aware that the Berkhamsted Residents Action Group (BRAG) has responded in full to the "Issues &amp; Options" consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to add BRAG's responses under our name.</p> <p>We wish to add our concerns to the DBC local plan issues and options consultation.</p> <p>We are particularly concerned about the following</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6

<b>ID</b>	LPIO19414
<b>Full Name</b>	Philippa Jones
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I enclose a response to the impact of Dacorum Local Plan on Berkhamsted. This document was drawn up by a number of people including myself, and based on the Berkhamsted Citizens meeting on the Local Plan</p> <p><b>Question 6</b>  <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography.</li> <li>• The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</li> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored.</li> <li>• The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19469
<b>Full Name</b>	John Wignall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I would like to endorse the findings of the attached report prepared for the Grove Fields Residents Association.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p>



We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19526
<b>Full Name</b>	Kevin Cullen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please refer to the attached report.(BRAG)</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1019583
<b>Full Name</b>	Mark Lawson and Sharon Wilkie

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I do agree with the principle that more housing is probably required however there has to be a common sense approach to the problem and considerable thought has got to be given to a proper infrastructure and the funding to support that.</p> <p>I do hope you take the time to read this report and look at the positives and alternatives in the document which I think is a lot more balanced than I expected.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking</p>

	<p>after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19640
<b>Full Name</b>	Vivienne Inmonger
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p>Further examination, including linkage with neighbouring authorities and infrastructure requirements, is necessary in order to demonstrate that the release of green belt land is proportionally necessary to meet housing need</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of</i></p>

	<p><i>Hemel Hempstead as the focus for homes, jobs and strategic services” and a second bullet point stating that “to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”.</i></p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19700
<b>Full Name</b>	John Inmonger
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p>Further examination, including linkage with neighbouring authorities and infrastructure requirements, is necessary in order to demonstrate that the release of green belt land is proportionally necessary to meet housing need</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be</p>

	<p>overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19753
<b>Full Name</b>	Ben Barth
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Here are my comments on the proposed local plan are set out on the attached document which I fully endorse (full document on q 46)</p> <p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography.</li> </ul>

	<ul style="list-style-type: none"> <li>• The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</li> <li>• Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored.</li> <li>• The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19822
<b>Full Name</b>	Jon Esson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am a member of the Grove Fields Residents Association and support the findings set out in their report as attached</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider</p>

	<p>that the bullet point should read “to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services” and a second bullet point stating that “to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO19906
<b>Full Name</b>	Chris Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am against this development because of the pressure on the infrastructure of Tring, I am also concerned about that effect it will have on traffic and wildlife in the area as it is greenbelt land. (Response GFRA )</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures</p>



	<p>including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1019963
<b>Full Name</b>	mrs sue van rhee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached the document produced on behalf of the Grove Fields Residents Association, which details how strongly we feel about the proposed developments on Green belt land and without the appropriate supporting infrastructure..</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West</p>

	<p>Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1020020
<b>Full Name</b>	Kate and Ben Marston
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<p><b>Your response - Please add your response here</b></p>	<p>As residents of New Mill, Tring, my husband and I would like to register our response to the Grove Fields Residents Association Report (attached).</p> <p>We agree with the recommendation of the association and Tring Town Council that location TR-HR (Dunsley) is the preferred site for new housing, playing fields and employment site.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<p><b>Include files</b></p>	
<p><b>Number</b></p>	<p>Question 6</p>

<b>ID</b>	LPIO20077
<b>Full Name</b>	Maurice and Christine O'Keefe
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We are members of the Grove Fields Residents Association and attach below our consultant's response to your planning consultation document.</p> <p>We are all on complete agreement with the findings of this report.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not</p>

	<p>broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20134
<b>Full Name</b>	Sherry and Haydn Bond
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached a copy of the issues report for Tring.</p> <p>We love living and raising our family in a small market town.</p> <p>We believe the expansions planned will make Tring a difficult place to live and thrive.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a</i></p>

	<p><i>secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”.</i></p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20192
<b>Full Name</b>	Dianne Pilkington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>To whom it may concern,</p> <p>I am attaching a report commissioned by the Grove Fields Residents Association of which I am a member.</p> <p>I do not believe that the Town of Tring can take a huge increase in population:</p> <p>The schools cannot cope in particular the Secondary school which is already needing to expand to accommodate children already in Tring.</p> <p>The station of Tring serves all surrounding villages and is located outside of the town requiring transport. The local bus service is not sufficient and the car park full by 8 am.</p> <p>In short, as a historic Market Town Tring thrives, but will be irreversibly damaged if over developed. Proper consideration needs to be taken regarding using green belt land which has not been taken. There is not the correct infrastructure in place and I don't believe Tring could support it.</p> <p>Thank you</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment.</p>

However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20240
<b>Full Name</b>	Mr Peter Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<p><b>Your response - Please add your response here</b></p>	<p>I have seen the submission to DBC by the Berkhamsted Residents Action Group (BRAG), the contents of which I support.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<p><b>Include files</b></p>	
<p><b>Number</b></p>	<p>Question 6</p>
<p><b>ID</b></p>	<p>LPIO20295</p>
<p><b>Full Name</b></p>	<p>David Clarke</p>
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Agent Name</b></p>	
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Your Opinion - Please state your opinion here</b></p>	<p>No</p>
<p><b>Your response - Please add your response here</b></p>	<p>The attached report was provided to me by the Grove Fields Residents Association. I have reviewed the proposals outlined in the Issues and Options Consultation Local Plan to 2036 Paper, and I believe that the attached report captures the key concerns extremely well. I fully support the points raised in this report and would ask that you carefully consider them before progressing any further. In summary, I do not believe the proposals have been sufficiently thought through and in particular I believe that the fields referred to as "Grove Fields" is clearly unsuitable for residential development. I also believe that the proportion of houses that can be considered to be responsible allocation within Tring should in total be calculated at a maximum of 800 new homes, including the 500 homes that have already been allocated within the Local Plan and have yet to be fully delivered.</p> <p>Please accept this email and the attached report as my feedback on the proposed development of Tring.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless,</p>



	<p>at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1020353
<b>Full Name</b>	Deborah Turnbull
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I have attached a report from a planning consultant with regards to the over-development of Tring. Tring has specific issues being a small market town.

**GFRA Response to Question 6, full document attached to question 46**

We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1020401
<b>Full Name</b>	Jane Collis
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I would like to express my support of option 1B and endorse BRAG's response to the DBC proposals as per the attached. I am concerned by the key features of other options, as follows:</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
Include files	
Number	Question 6
ID	LPIO20444
Full Name	Mr David Parker
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	Any development must be of high quality homes the vast majority of which has to be affordable. Development must be mixed with appropriate commercial premises
Include files	
Number	Question 6
ID	LPIO20461
Full Name	Mr David Parker
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I am writing in response to the Issues and Options consultation.</p> <p>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</p>

It is a very detailed response to the questions set out in the consultation document and I hope will be given very careful consideration by the Council.

**GFRA Response to Question 6, full document attached to question 46**

We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.

With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read *“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”* and a second bullet point stating that *“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”*.

The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.

*8 Page 26, Issues and Options Consultations to Site Allocation DPD*

*9 Page 26, Issues and Options Consultations to Site Allocation DPD*

**Include files**

**Number**

Question 6

**ID**

LP1020462

Full Name	Mr David Parker
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I am writing in response to the Issues and Options consultation.</p> <p>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</p> <p>It is a very detailed response to the questions set out in the consultation document and I hope will be given very careful consideration by the Council.</p>
Include files	
Number	Question 6
ID	LPIO20510
Full Name	DR Brigitta Case
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have attended several meetings, talked with Town Councillors and Dacorum Planners to better understand the Options outlined in the Core Strategy Plan for Dacorum.</p> <p>As a Berkhamsted resident who has enjoyed associations with the town for 50 years, I feel a responsibility to speak out and air my views – shared by many with whom I have spoken on this subject.</p> <p>The 46 Questions have been eloquently answered by many and I support the answers given by both the <b>Berkhamsted Citizens' Association</b> and the <b>Berkhamsted Residents Action Group</b>. It seems to me that there is much repetition of the points made and so I have opted to write in email/letter format to list and outline the main points I feel should be considered.</p> <p>BRAG and Berkhamsted Citizens responses to this question are below - (the full document response are attached to the two Question 46</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p>

	<ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul> <p>Berkhamsted Citizens response</p> <p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our</li> <li>The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and</li> <li>Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be</li> <li>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20557
<b>Full Name</b>	Christine Manning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I would like to support the views put forward by the Berkhamsted Citizens Association in their response to the Core Strategy</p> <p><b>Question 6</b></p> <p><b><i>Do you agree with the suggested objectives for the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. It is impossible to improve Berkhamsted’s transport system with our topography</li> <li>The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside</li> <li>Both Berkhamsted and Tring have enjoyed excellent character studies prepared by DBC, the</li> </ul>

	<p>objectives of the new local plan totally ignore these excellent and perceptive documents, which took a great deal of time and money for DBC to produce and they should not be ignored</p> <ul style="list-style-type: none"> <li>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <b>adequate</b> new infrastructure with development</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20600
<b>Full Name</b>	Ailsa Davis
<b>Company / Organisation</b>	HCC Development services, Property , Resources
<b>Position</b>	Principal Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><u>Sustainable Development</u></p> <p>As a landowner, HCC supports the objective that any development identified in the plan should be as sustainable as possible, minimising the impact of traffic and reducing the overall need to travel. The focus on Hemel Hempstead, Berkhamsted and Tring as locations for Homes, jobs and strategic services is noted.</p> <p><u>Strengthening Economic Prosperity</u></p> <p>The fact that in setting the objective of a vibrant and prosperous economy includes providing for commercial opportunity across the Borough is supported. This means identifying new sustainably located employment opportunities through the Plan. The fact that Kings Langley is the only location where new office uses could be provided at scale set out at the table at 7.3.2 of the Plan is noted</p> <p><b>DEMAND FOR OFFICE USES</b></p> <p>Watford and St Albans are the main office centres in South West Hertfordshire, but scope for further major office building is limited, except near Watford Junction station.</p> <p>Dacorum is not a commercially attractive location for new office development and almost no new offices have been built recently. Office floorspace has been reducing and there is vacant office space. Several buildings have been converted to housing and this is continuing through the Government's 'prior approval' process.</p> <p>Hemel Hempstead, Berkhamsted and Tring town centres are not commercially attractive locations for new offices.</p> <p>The Maylands Gateway area, next to Junction 8 of the M1 in Hemel Hempstead, is the only site in our area where major office building is proposed. 23 hectares of land remains undeveloped here, but warehousing has recently been allowed on part of the site. Maylands Gateway has good road access, but is poorly served by public transport, partly due to its distance from a train</p>

station. This and other factors are likely to continue to limit office development there, at least in the short term.

Next to Maylands Gateway is the Green Lane site in St Albans District. A large (55 hectare) employment development has been proposed by St Albans District Council in their Strategic Local Plan. Up to around 8,000 office, industrial and warehousing jobs were envisaged. However, their approach to their draft Strategic Local Plan is being re-appraised at the current time. It is understood that the site is likely to carry forward into the new Local Plan they intend to produce. St Albans Council has still to confirm formally if any of these jobs can count towards Dacorum's needs.

Maylands Gateway and the Green Lane site are within the Hertfordshire Enviro-Tech Enterprise Zone. This improves the prospects for employment development on these sites.

### **DEMAND FOR INDUSTRIAL AND WAREHOUSE USES**

Market demand for industrial and warehousing development in our area is likely to be higher than assumed in the initial South West Hertfordshire Economic Study. There is a significant demand for large new warehouses and also demand for smaller scale industrial and warehousing development.

Maylands Gateway is a very attractive location for industrial and warehousing development, including large warehouses. Elsewhere in Dacorum, there is almost no land currently available for industrial or warehousing development.

The proposed 55 hectare employment development at Green Lane in St Albans District may help to meet some of Dacorum's future needs (see Demand for Office Uses above).

Some industrial sites have been lost to other uses, mainly housing.

In both cases, we would suggest that in order to maximise flexibility of potential employment use and avoid unduly restrictive planning policies relating to the nature of employment use, which might hinder the ability to meet market requirements and changes, it would be sensible to avoid unduly restrictive planning policies relating to business use class, within Use Class B1, to maximise flexibility of use and in so doing reflect the advice contained at paragraph 22 of the National Planning Policy Framework, (NPPF).

We would be happy to explore this point further with the Local Planning Authority. Homes and Community Facilities

The link made between provision of new homes to meet local community needs and provision of social, leisure and community facilities is supported. The interrelationship between provision of homes and services and sites to meet the needs arising out of growing communities will be an important consideration in the new Local Plan. There could be opportunities to dovetail some community aspirations with sites selected for development.



	<p><u>Looking After the Environment</u></p> <p>The need to balance the impacts on the environment with sustainable growth emphasise the importance of selecting the right sites for development and maximising the responsible efficient use of the most sustainably located sites in taking the Local Plan forward.</p> <p><u>Infrastructure and Delivery</u></p> <p>The need to co-ordinate infrastructure delivery with development is supported and noted. As a landowner, HCC believes that the opportunity to marry development with infrastructure provision provides wider opportunities to achieve sustainable development which is the golden thread running through the NPPF.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20629
<b>Full Name</b>	Jane Hawkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing with regards to the proposed development of Tring.</p> <p>I am concerned this development has not been investigated correctly. Please see the attached file (GFRA full response)</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a</p>

	<p>collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20685
<b>Full Name</b>	Keiron Wybrow
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached a response document as commissioned by Grove Fields Residents association which I am a member of.</p> <p>As well as this I would like to make my own personal feelings known.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify</p>

	<p>through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1020733
<b>Full Name</b>	Christopher Townsend
<b>Company / Organisation</b>	
<b>Position</b>	Councillor, Tring Town Council
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As a member of Tring Town Council I agree with all the responses that have been submitted by Tring Town Council (copy below)</p> <p><i>4.2.3. Sustainable Development</i></p> <ul style="list-style-type: none"> <li><i>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for <u>homes</u>, jobs and strategic services</i></li> </ul>

	<p>Inclusion of the word 'homes' pre-judges the consultation on the distribution of new housing. As already stated Tring is reaching its natural capacity and can only absorb a modest increase in housing.</p> <p>The single bulletpoint should be replaced with two:</p> <ul style="list-style-type: none"> <li>• Hemel Hempstead retains its pre-eminent position as the Borough's major population centre and centre for jobs and strategic services</li> <li>• To maintain the historic role of Berkhamsted and Tring as market towns serving their surrounding villages as centres of employment and strategic services</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20781
<b>Full Name</b>	Usha Kilich
<b>Company / Organisation</b>	Northchurch Parish Council
<b>Position</b>	Parish Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Major parking problems in Berkhamsted.</p> <p>How will the borough attract new business into Northchurch and Berkhamsted?</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20827
<b>Full Name</b>	Mr Iain Manson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have also tapped into the support of Berkhamsted Residents Action Group and have attached much more detailed comments that have been put together by that group, all of which I support. These comments are rather long, but I feel it is important to repeat them in detail.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need</li> </ul>

	to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20903
<b>Full Name</b>	Mr Jake Storey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I live in Berkhamsted and have witnessed the size of the small town growing in an unsustainable manner. As a result I joined SYBRA and also now BRAG. I have attached the BRAG response to your proposals</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO20958
<b>Full Name</b>	Mr & Mrs J.D Batty
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>This is our response to the consultation exercise in respect of the issues and options for the Local Plan recently published. We wish that the following views and comments be taken into account in your consideration of public responses.</p> <p>The Berkhamsted Residents' Action Group (BRAG) are responding in full to the Issues and Options consultation. We hereby request that you accept this e-mail asking you to duplicate BRAG's responses under our names</p>

	<p>so that a complete repetition of BRAG's submission is avoided. We would also like to place on record our endorsement of Berkhamsted Town Council's submission.</p> <p>Q6.BRAG plus general comments 3 above.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul> <p><b>Berkhamsted Town Council response</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p>The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</p> <p>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <i>adequate</i> new infrastructure with development.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21043
<b>Full Name</b>	julie owen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The attached report says what we friends of Grove Fields cannot say in the correct language.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify</p>

	<p>through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LP1021108
<b>Full Name</b>	Sheron Wilkie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached report regarding your proposed development in Tring as submission opposing this proposal (GFRA)</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment.</p>

	<p>However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21155
<b>Full Name</b>	St Albans Diocesan Board of Finance
<b>Company / Organisation</b>	St Albans Diocesan Board of Finance
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• SADBDF supports the objectives set out in the Plan</li> </ul>



<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21184
<b>Full Name</b>	Sarah Lightfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> <li>• Many of the sites identified totally fail to meet the objectives</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21237
<b>Full Name</b>	Sarah Lightfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A recent report by the Chilterns Conservation Board on the Cumulative Impact of Development on the Chilterns AONB has also not been considered and should be taken into account. I strongly support their submission (below)</p> <p>Add an objective on conserving and enhancing the nationally protected landscape of the Chilterns AONB.</p> <p>Also conserving and enhancing the natural beauty of the AONB should be listed in para 4.2.2 as an issue that needs to be addressed on a cross-boundary basis. There is already an established structure for this joint work (the Chilterns Conservation Board) and the process of AONB Management Plan preparation and review to set policy and actions for the AONB.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21307

Full Name	Antony Harbidge
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Please accept this email as a formal response from both myself and my wife, as separate individuals, to your consultation. My e-mail address is used on the DBC portal for the official BRAG response but this is our personal response to the consultation.</p> <p>Naturally we agree fully with BRAG's response (copy attached) and request you duplicate them individually under our separate names for the purposes of any analysis/reports generated from this consultation.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
Include files	
Number	Question 6
ID	LPIO21353
Full Name	Helen Kington
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Please accept this email as a formal response from both myself and my wife, as separate individuals, to your consultation. My e-mail address is used on the DBC portal for the official BRAG response but this is our personal response to the consultation.</p> <p>Naturally we agree fully with BRAG's response (copy attached) and request you duplicate them individually under our separate names for the purposes of any analysis/reports generated from this consultation.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b>      <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21400
<b>Full Name</b>	James Good
<b>Company / Organisation</b>	Angle Property Limited
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><i>Question 6: Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><u>Response:</u></p> <p>Yes (qualified)</p> <p><u>Details:</u></p> <p>Comments are provided below with regard to a number of the suggested objectives. The objectives need to ensure that they are aligned with the overall development option that is selected with regard to the delivery of housing.</p> <p><b>Sustainable Development Objective</b></p> <p><b>Comment</b></p> <p>To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel.</p> <p>This can be achieved by prioritising development in settlements which offer, or have convenient access to, employment and a mix of services to reduce the need for commuting and overall travel, and ensure that there are opportunities for occupants of the new households to access such jobs and services by means of transport other than the car.</p> <p>To promote the towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services.</p> <p>Homes, jobs and strategic services should be distributed across the district in a form that is proportionate to the availability of jobs and strategic services. Whilst Hemel Hempstead, Berkhamsted and Tring are the largest settlements, it should be recognised that other settlements such as Kings Langley within the Borough are able to provide new homes, jobs and services. Many of these settlements are currently performing this role and support should be provided to ensure that they can</p>

	<p>continue to perform this role which represents sustainable development.</p> <p>To conserve and enhance the function and character of the villages and countryside.</p> <p>In order to conserve and enhance the function and character of villages such as Kings Langley it is important to ensure limited growth through the provision of housing to support a population that is either static or modestly increasing.</p> <p>To ensure the effective use of existing land and previously developed sites.</p> <p>The reuse of previously developed sites is supported as a priority, especially where this is within and adjoining villages such as Kings Langley. Where sites are to be developed for housing, residents should be able to access (and contribute towards meeting the needs of) the services within the centre. Development should bring other benefits such as improving the relationship to the natural environment.</p> <p><b>Homes and Community Facilities Objective Comment</b></p> <p>To provide a mix of new homes to meet the needs of the local population.</p> <p>Providing a mix of homes to meet the needs of the local population is supported.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21415
<b>Full Name</b>	Mr R Smith and Mr A Lyell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	1.7.1 The Landowners support the objectives set out in The Plan
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21487
<b>Full Name</b>	Hightown Housing Association
<b>Company / Organisation</b>	Hightown Housing Association
<b>Position</b>	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>Question 6 Do you agree with the suggested objectives for the new Local Plan? No</b></p> <p>Yes, we support the objectives of the Local Plan. However, we think that the Homes and Community Facilities section needs to be expanded and be specific about the types of housing the Council need to provide for. The objectives do not include numbers for good reason, but we think it does need to mention affordable housing and housing for specific groups, particularly including housing for older people</p>
Include files	
Number	Question 6
ID	LPIO21515
Full Name	Mr Chris Briggs
Company / Organisation	St Albans City & District Council
Position	Spatial Planning Manager
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>Q.6 Objectives - No</p> <p><b>7. <u>'Overarching Objectives' – Metropolitan Green Belt.</u></b></p> <p>Given the importance of Green Belt in the National Planning Policy Framework (NPPF), it is surprising that the MGB is not mentioned in 'Objectives'.</p>
Include files	
Number	Question 6
ID	LPIO21533
Full Name	Mrs Valerie Silverton
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have read the proposals and strongly agree BRAG's responses.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p>

	<p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21590
<b>Full Name</b>	Mr Charlie and Claire Laing
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>My name is Charlie Laing and I am a resident of Tring and a member of the Grove Field Residence Association. I am writing to you on behalf of my wife and I to raise our concerns over some of the options proposed in Dacorum’s New Single Local Plan (to 2036).</p> <p>I enclose a copy of a report that a planning consultant submitted to Dacorum on behalf of the Grove Fields Residents Association on Monday 11th December, of which I fully support. After the last town hall meeting, it is clear this report is very closely aligned with the views of Tring Town Council.</p> <p><b>GFRA Response to Question 6, full document attached to question 46</b></p> <p>We are enthused to note that the overarching objectives of the plan are to make sure that cross boundary issues are considered with other Councils in South West Hertfordshire, consistent with the South West Hertfordshire Strategic Housing Market Assessment. However to date the council have not sufficiently examined or addressed with regard to the proposed approach to housing supply assessment. Nevertheless, at 4.22 8, the Council state that the ongoing plan will take into cross boundary assessment of both the provision of new homes and the approach to the Green Belt which, given the proportion of Green Belt applied to Dacorum Borough Council, should clearly identify through further examination that any proposed intrusion into the Green Belt where the characteristics of the Green Belt are identified to exist can practically be overcome by the offsetting of any particular pressures including the delivery of new homes to authorities where such pressures do not exist.</p> <p>With regard to the consideration of objectives, initially reflected in the Core Strategy was subsequently referred to at 4.23 9 in the Issues and Options Allocation document it is considered that the bullet point relating to Hemel Hempstead, Berkhamsted and Tring as a collective should be separated to account for the</p>

	<p>predominant priorities of delivery in a manner that is proportionate to availability. As such the GFRA consider that the bullet point should read <i>“to promote the town of Hemel Hempstead as the focus for homes, jobs and strategic services”</i> and a second bullet point stating that <i>“to promote the towns of Berkhamsted and Tring as a secondary focus for limited growth of homes, jobs and strategic services where such growth conserves and enhances the functions and character of the towns and their immediate localities”</i>.</p> <p>The remainder of the strategic goals are agreed with however as per the comments within Question 5, it is considered that the distinct characteristics and requirements of the AONB and the Green Belt in planning terms should be referred to within the “Looking after the Environment” section in a manner that is not broad brushed with the overall requirement landscape character of the area.</p> <p><i>8 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p> <p><i>9 Page 26, Issues and Options Consultations to Site Allocation DPD</i></p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21642
<b>Full Name</b>	Silversaw Ltd
<b>Company / Organisation</b>	Silversaw Ltd
<b>Position</b>	
<b>Agent Name</b>	Mark Novelle
<b>Company / Organisation</b>	CBRE
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Whilst we are in broad support of the new objectives for the DBC Local Plan, we consider that the aspirations for ‘Sustainable Development’ do not wholly reflect the evidence base.</p> <p>We would suggest that the objectives under ‘Homes and Community Facilities’ are enhanced to reflect the need of DBC and the actual housing requirements for the Borough to strengthen the role of this objective and to highlight its importance in the delivery of sustainable development across the plan period.</p> <p>The Settlement Hierarchy Study (October 2017) identifies that there is a focus on the promotion of Hemel Hempstead, Berkhamsted and Tring for homes, jobs and strategic services, with a focus on conserving and enhancing the function and character of the villages and countryside. The Settlement Hierarchy Study identifies that Kings Langley and other ‘Large Villages’ are Areas of Limited Opportunity, with the ability to support the need for housing within the Borough.</p> <p>Therefore, we would suggest that the objectives are amended to reflect the Settlement Hierarchy. We would</p>

	<p>suggest that within the 'Large Villages' category a distinction is made between the three identified villages (Kings Langley, Bovingdon and Markyate). Based upon the outcomes of the evidence base, we would suggest that an emphasis is placed on growth being located in the most sustainable of the three villages.</p> <p>The Settlement Hierarchy Study (2017) outlines that the Market Town category comprises two settlements which provide all higher order services<sup>1</sup>, provide at least six of the key services<sup>2</sup> and have a high level of transport accessibility. On reviewing the outcomes of this study, it becomes apparent that Kings Langley provides five higher-order services (out of a possible seven), all key services (of which there are eight) and is considered to have fair transport accessibility, therefore, only marginally not meeting the requirements set for a Market Town. Markyate provides only two of the higher-order services, and seven key services, with Bovingdon also providing three higher-order services and seven key services, both have a fair accessibility rating.</p> <p>We therefore suggest that further distinction should be made between the villages, given the higher performance of Kings Langley when assessed against the settlement hierarchy matrix. Whilst not all higher-order services are provided, Kings Langley performs strongly against the assessment matrix and we consider should be the location where the most growth is focused within the three large villages.</p> <p>We are also concerned that the objectives are not currently reflective of the need to release Green Belt in order to meet housing targets, should the higher housing need figure be adopted. We would suggest that an objective is included which states that the release of Green Belt in order to meet housing targets and to reduce housing need would be suitable for the plan.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21681
<b>Full Name</b>	Countryside Properties (UK) Ltd
<b>Company / Organisation</b>	C/O Bidwells
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• CPUK supports the objectives set out in The Plan.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21754
<b>Full Name</b>	Elizabeth Hamilton
<b>Company / Organisation</b>	
<b>Position</b>	



<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The proposed overarching objectives omit mention of protection of the Green Belt. They are generally idealistic but unachievable. To give just one example, with the levels of growth proposed quality of life will fall, due to overcrowding. Already travel is increasingly difficult at peak times due to issues which are outside Dacorum's direct control. This includes the suburban train services to and from Euston. At peak times these are dangerously overcrowded. There has been a series of complete closures of the line in recent months. Yesterday (12th December), my husband reported that during the morning rush hour people were unable to get onto trains at stations in Dacorum due to overcrowding. Some people he spoke to had been waiting to board a train for 50 minutes. Another issue is the impact of traffic on rural roads, which are becoming increasingly damaged. This problem is made worse when through routes such as the M1, the M25 and the A41 become blocked, when traffic finds its way onto other roads in the Borough, sometimes causing gridlock. This could become life-threatening.</p> <p>The highest proposed growth rate, resulting in 25,300 new homes, would result in an increase in the current household number (64,000) of nearly 40%. At or close to this level of growth many of the sustainable development, community and environmental objectives would be unachievable.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21805
<b>Full Name</b>	Professor Jim McManus
<b>Company / Organisation</b>	Public Health Service (HCC)
<b>Position</b>	Director
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We would request that a new Local Plan should outline the need for an explicit Health and Wellbeing Policy hooks that can set expectations and shape healthy places. A Vision which supports such policy development would ensure that the Local Plan is positively prepared.</p> <p>We are pleased to see that the proposed vision articulates a clear commitment to health and wellbeing, setting out many of the aspirations that support healthy places and healthy communities. This is also clearly supported in the Plan's objectives under Sustainable Development.</p>

	<p><i>Areas for improvement in the Vision, Objectives and Policy</i></p> <p>Having said that, it is not clear from the plan how the Vision and Objectives will ultimately be delivered through policy; the proposed policy coverage does not explicitly pick up on health and wellbeing. By building health into planning we seek to address some of the causes of poor health from the outset and in this context, a Local Plan should take an approach in its policy setting that balances provisions for a positive, healthy environment alongside the provision of healthcare facilities.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21821
<b>Full Name</b>	W Lamb Ltd
<b>Company / Organisation</b>	W Lamb Ltd
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• Overall the suggested objectives are supported, in particular the promotion of Hemel Hempstead as a focus for homes, jobs and strategic services</li> <li>• The suggested objectives under 'Homes and Community Facilities' should also recognise that Dacorum may need to play a role in meeting the unmet need of neighbouring authorities, in addition to <i>"the local population"</i>, under the duty to cooperate</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21873
<b>Full Name</b>	Louis Quail
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see attached letter from the Berkhamstead residents Action group which I support whole heartedly , its quite sad that we are considering building on greenbelt land which belongs to our children and theirs because of political pressure, and while we still have not explored many other options. For example why is there a lights off building culture in London where it is

	<p>considered ok to build houses that are then left empty. The point being the argument for building on greenbelt land should only be one of last resort, there are plenty of other options left before launching off this one way route.</p> <p>Berkhamsted Residents Action Group response:</p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21916
<b>Full Name</b>	Roger Saller
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. Having lived in Berkhamsted since the beginning of this century, I feel that I have a unique perspective on what made the town attractive and what is now at risk.</p> <p><b>BRAG response to Question 6 (please note full document is attached to Q46)</b></p> <p><b>Question 6</b> <i>Do you agree with the suggested objectives for the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are ‘Living the Vision’ – or accept that it is entirely unrealistic and be honest with the local population</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO21941
<b>Full Name</b>	Thomas and Margaret Ritchie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have not completed the full consultation document but my wife and my views are completely in line with the comprehensive return made by Berkhamsted Town Council.</p> <p>Berkhamsted Town Council's response: Yes, but we suggest some textual amendments</p> <p>The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</p> <p>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <i>adequate</i> new infrastructure with development.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22021
<b>Full Name</b>	Gallagher Estates
<b>Company / Organisation</b>	Gallagher Estates
<b>Position</b>	
<b>Agent Name</b>	Mrs Hanna Staton
<b>Company / Organisation</b>	Pegasus Group
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Gallagher Estates generally support the suggested vision for the Borough. The Council will need to be mindful of how the different elements of its combined vision interact with one another. In particular, aspirations to meet housing needs and provide affordable new homes could be constrained by policies proposed. For example, delivering a lower number of dwellings overall (i.e. 602 and 756 dwellings per annum) will be insufficient to deliver the annual requirement to meet the identified affordable housing needs. Further, the proposed focus on the use of previously-developed land within towns and villages may also compromise the delivery of affordable homes in these locations.</p> <p>A step change in housing delivery will be required to meet the identified needs in a manner that supports affordability and it is important that this is reflected in the Council's vision for the Borough. Homes will be required on a range of sites, large and small, brownfield and greenfield, to allow the best opportunity for multiple sites to come forward at the same time without market constraint and to provide market choice to existing households and those looking to relocate to the area.</p> <p>As highlighted above, there is slight concern that the vision and objectives as currently worded with regard to focusing homes and employment within the three towns could be interpreted as prejudging the development requirements and the development strategy. As highlighted above, it is a 'chicken and egg' situation as it is understood that the vision is more of an 'aspirational'</p>

	<p>guide, however, it will be important for the Council to update the vision and objectives as necessary following the consultation exercise.</p> <p>As the consultation process proceeds, the vision could be expanded to specifically refer to the different qualities, challenges and aspirations of the 'market towns' and 'large villages' separately. Currently, these are dealt with in the same sentence, however, the role and function of these settlement categories are quite different and such differences should be set out within the vision.</p> <p>As outlined later within this response, Gallagher Estates support the objective of promoting Tring and Berkhamsted as focuses for homes, jobs and strategic services alongside Hemel Hempstead. The towns have excellent transport connections, with frequent trains to London Euston taking less than 40 minutes (and with the prospect of Crossrail extending to Hertfordshire), and a range of facilities and services providing for their own needs and those of smaller nearby settlements. It is believed that homes will need to be delivered in all parts of the Borough to meet the significant housing need and it is considered that developing the first-tier and second-tier towns will help the Council address housing needs and protect the character of Dacorum Borough's villages, protected landscapes and countryside.</p> <p>At present, not all of the overarching objectives listed in paragraphs 4.2.1 to 4.2.3 of the Document are specifically covered in the suggested objectives. For example, the Council's proposed approaches to the Green Belt and to the provision of health care facilities should be outlined in the objectives.</p> <p>Some of the objectives are not locally distinctive and could be better related to the Borough's features and the specific issues that it faces.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22071
<b>Full Name</b>	Kings Langely & District Residents Association
<b>Company / Organisation</b>	Kings Langley and District Residents association
<b>Position</b>	
<b>Agent Name</b>	Jane Terry
<b>Company / Organisation</b>	Vail Williams
<b>Position</b>	Partner
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Yes, but with the caveat set out below</b></p> <p>The Strategic objectives of the Core Strategy are:</p> <ul style="list-style-type: none"> <li>• To promote healthy and sustainable communities and a high quality of</li> <li>• To mitigate and adapt to the impacts of climate</li> <li>• To promote social inclusion and cohesiveness, embrace diversity and reduce</li> </ul>

- To enable convenient access between jobs, homes and facilities, minimise the impact of traffic and reduce the overall need to travel
- To promote Hemel Hempstead as the central focus of the Borough for homes, jobs and strategic services, reinforcing the role of the neighbourhoods in the town.
- To conserve and enhance the function and character of the market towns, villages and
- To ensure the effective use of existing land and previously developed

Of particular interest to the KL&DRA, the Core Strategy (Dacorum 2036: A Vision, p25 I&O) confirms that whilst housing needs must be met, the following objectives should be applied:

- Impact on the countryside should be minimised through making effective use of previously developed land in the towns and villages;
- Under used and under developed commercial land should be reviewed and relocated to housing;
- The growth and regeneration of Hemel Hempstead as the principal town within the Borough is to continue; and
- Differences in the character of each place are to be recognised and valued, development reflects local character and the wider historic environment is valued and protected

QUESTION 6 Strategic Objectives - Summary Representation and Response Sought:

These strategic objectives are generally supported. However, to be meaningful these objectives need to actively influence not only the choice of alternative options for the distribution of growth but also the identification and selection of potential sites for allocation. Greater emphasis should be made to the role that Hemel Hempstead plays, regeneration and the protection of local character set out in the following bullet points:

- Impact on the countryside should be minimised through making effective use of previously developed land in the towns and villages;
- Under used and under developed commercial land should be reviewed and re-allocated to housing;
- The growth and regeneration of Hemel Hempstead as the principal town within the Borough is to continue; and
- Differences in the character of each place are to be recognised and valued, development reflects local character and the wider historic environment is valued and protected.

The proposal is to roll these forward into the new Plan, updated as required. They are set out by issue in the Issues and Options paper – Sustainable Development, Strengthening Economic Prosperity, Homes and Community Facilities, Looking after the Environment, and Infrastructure and Delivery.

Particular support is given to the following objectives:

Sustainable Development:

	<ul style="list-style-type: none"> <li>• Focus on the main towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services;</li> <li>• Conservation and enhancement of the function and character of the villages and countryside; and</li> <li>• Ensuring the effective use of existing land and previously developed</li> </ul> <p><u>Strengthening Economic Prosperity:</u></p> <ul style="list-style-type: none"> <li>• Strengthening the confidence in Hemel Hempstead's role as a thriving sub-regional business centre and shopping hub;</li> <li>• Maintaining the commercial enterprise and employment opportunities in the market towns and large villages (albeit that greater differentiation needs to be given to the two tiers to reflect their respective roles).</li> </ul> <p><u>Looking after the Environment:</u></p> <ul style="list-style-type: none"> <li>• Protection and enhancement of Dacorum's distinctive landscape character, open spaces and historic environment.</li> </ul> <p><u>QUESTION 6 Settlement Hierarchy - Summary Representation and Response Sought:</u></p> <p>Greater differentiation should be given to the two tiers of settlements, Market Towns and Large Villages, to reflect and differentiate proportionally between their roles, ability to provide services and meet the needs of the local population.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22095
<b>Full Name</b>	Crest Nicholson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Sarah Moorhouse
<b>Company / Organisation</b>	Lichfields
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Broadly support but in providing a mix of new homes it is important to meet " <i>full objectively assessed need</i> " for consistency with national planning policy and guidance. See section 2.0 of the Land at Blegberry Gardens, Berkhamsted (Site Be-h6) - Representations to Dacorum's New Local Plan: Issues and Options (Nov 2017) document by Lichfields on behalf of Crest Nicholson Chiltern.
<b>Include files</b>	<a href="#">Sarah Moorhouse Crest Nicholson-15426 Land adj. to Blegberry Gdns, Berkhamsted Reprs (13.12.17).PDF</a>
<b>Number</b>	Question 6
<b>ID</b>	LPIO22122
<b>Full Name</b>	Mrs Hayley Gillard

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22166
<b>Full Name</b>	Mr Peter Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22210
<b>Full Name</b>	Miss Sophie Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22453
<b>Full Name</b>	Ashleigh Michnowiec
<b>Company / Organisation</b>	Harrow Estates plc
<b>Position</b>	
<b>Agent Name</b>	Mrs Sam Ryan
<b>Company / Organisation</b>	Turley Estates
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	Yes



Your response - Please add your response here	Harrow Estates plc broadly supports the objectives of the plan; in particular the objective to promote the three main towns of Hemel Hempstead, Berkhamsted and Tring as the focus for homes, jobs and strategic services. This clearly points to spatial strategy option A for distributing the majority of new growth and development to those towns - the objectives should be expanded to clearly state this.  Additionally, the Homes and Community Facilities objectives should be expanded to state that the borough would meet its FOAN and plan to ensure that there is a continuous deliverable 5YHLS of sites.
Include files	
Number	Question 6
ID	LPIO22487
Full Name	Mr & Mrs Lisa-Lotte & Henrik Hansen
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<b>Please find below our response to the new Local Plan consultation. I fully support Brag's response on this matter (see below)</b> <ul style="list-style-type: none"> <li>Strongly agree – all options should be robustly measured against these objectives. Planners need to demonstrate that they are 'Living the Vision' – or accept that it is entirely unrealistic and be honest with the local population.</li> </ul>
Include files	
Number	Question 6
ID	LPIO22537
Full Name	Mrs C Longbottom
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<b>I support all answers and comments to the Issues &amp; Options Consultation document noted on the Berkhamsted Town Council website</b> <b>Yes, but we suggest some textual amendments</b> The 6th bullet point of "Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i> , villages and countryside.

	The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <i>adequate</i> new infrastructure with development.
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22607
<b>Full Name</b>	Mr & Mrs Mehew
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We write as residents of [REDACTED] [REDACTED]</p> <p>in response to your consultation on the Local Plan to 2036. We have also seen and agreed with the response to be submitted by the Meadway Residents Action Group (MRAG) (<b>see comments LPIO18384, 18385</b>) and the draft response prepared by Berkhamsted Town Council.</p> <p><b>Berkhamsted Town Council Response:</b></p> <p>The 6th bullet point of “Sustainable Development should read: To conserve and enhance the function and character of the <i>towns</i>, villages and countryside.</p> <p>The 2nd bullet point of Infrastructure and Delivery should read: To co-ordinate the delivery of <i>adequate</i> new infrastructure with development.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22683
<b>Full Name</b>	Lewis Claridge
<b>Company / Organisation</b>	NHBE
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Question 6 – Do you agree with the suggested objectives for the new Local Plan?</b></p> <p>We welcome all of the objectives, many of which directly and indirectly linked to transport, mobility and reducing the need to travel. These objectives are consistent with</p>

	<p>LTP4 and the draft South West Herts Growth &amp; Transport Plan objectives.</p> <p>The suggested objectives include transport in relation to sustainable development and infrastructure planning, which we would support.</p> <p>The objective “looking after the environment” would benefit from a reference to air quality. The objectives would also benefit from a reference somewhere to green infrastructure and biodiversity.</p> <p>The Natural, Historic &amp; Built Environment Advisory Team supports the proposal to include the protection and enhancement of the historic environment as an objective of the local plan as per NPPF paragraph 126.</p> <p>The reference to protecting and enhancing landscape character and delivering high quality design is fully supported. There should be reference to explicit reference to Green Infrastructure. Planning Practice Guidance confirms that it is important to the delivery of high quality sustainable development alongside other forms of infrastructure and identifies that it can help deliver a variety of planning policies relating to the environment, economy and health and wellbeing.</p> <p>Sustainable Development should also include an expectation to maintain and enhance ecosystem services. This issue is greater than just biodiversity itself; it relates to processes such as pollination, flood control, soil erosion, pollution, floodlighting, connectivity etc.</p> <p>Looking after the environment should include support for traditional land management practices which will enable the character of the natural and farmed environment to be maintained.</p>
<b>Include files</b>	
<b>Number</b>	Question 6
<b>ID</b>	LPIO22756
<b>Full Name</b>	Mr Patricia Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Impact on Green Belt land should be minimised by making use of brownfield sites, of which there are many in the borough (see appendix 5)</p> <p>Hemel Hempstead should continue to grow as it is a new town and has greater capacity for housing and infrastructure development.</p> <p>Focus for growth should be on the three main towns who have greater capacity than the villages.</p>
<b>Include files</b>	<a href="#">Patricia Wheway - DBC Brownfield site potential options (FINAL) Dec 17.pdf</a>

## Report Settings Summary

Event	<b>Local Plan Issues &amp; Options November 2017</b>
Total Responses	<b>22,707</b>
Total Respondents	<b>2,376</b>
Filtered Responses	<b>327</b>
Filtered Respondents	<b>316</b>
Questions	<p><b>Question 7</b></p> <p><b>Do you agree with the proposed policy coverage of the Local Plan?</b></p> <p><b>Yes/ No</b></p> <p><i>If no, please set out what issues, topics or policies you think need to be included.</i></p>
Filter	<i>(none)</i>
Consultation Point(s)	<b>ID-4764295-QUESTION-7</b>
Pivot	<i>(none)</i>
Document Name	Question 7 - Summary Report
Created on	2019-04-16 15:02:29
Created by	Strategic Planning Admin

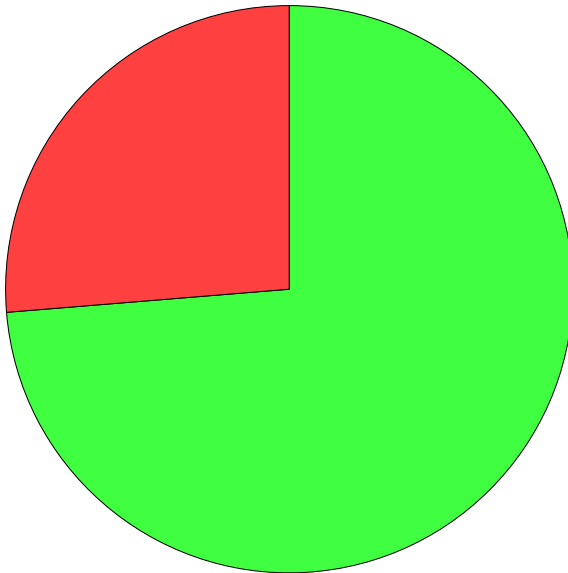
Your Opinion

Question responses: 327 (100.00%)

Question 7

Do you agree with the proposed policy coverage of the Local Plan?

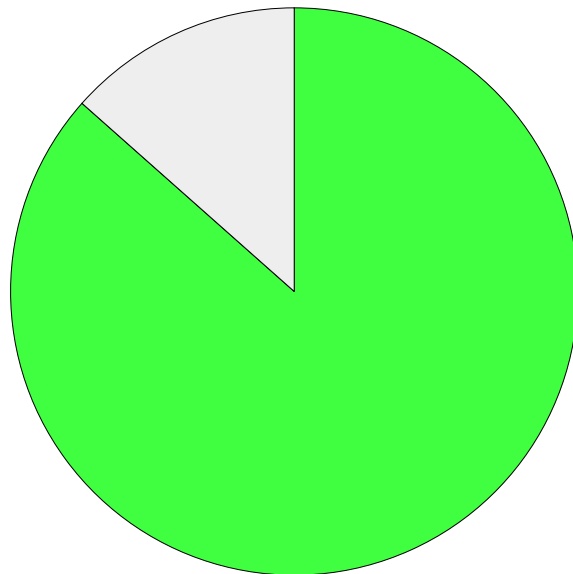
Yes/ No



	% Total	% Answer	Count
Yes	73.70%	73.70%	241
No	26.30%	26.30%	86
Total	100.00%	100.00%	327

Responses

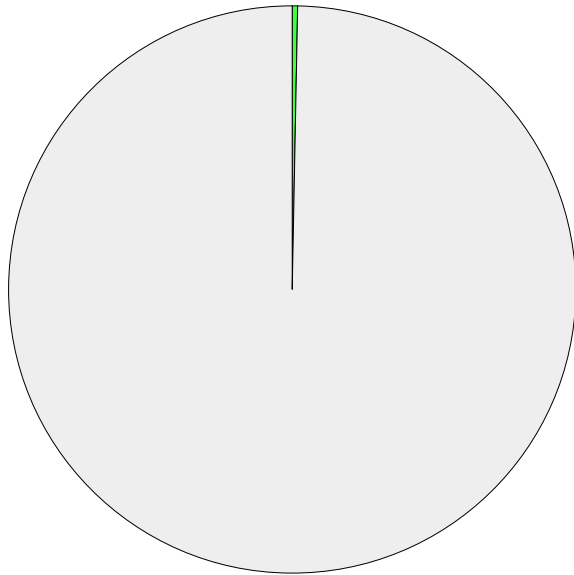
Question responses: **283 (86.54%)**



	% Total	% Answer	Count
Responses	86.54%	100.00%	283
No Response	13.46%	--	44
Total	100.00%	100.00%	327

## Supporting evidence

Question responses: 1 (0.31%)



	% Total	% Answer	Count
■ Responses with File(s) Uploaded	0.31%	100.00%	1
■ Responses with No Uploads	99.69%	--	326
Total	100.00%	100.00%	327

## Issues and Options All Responses to Question 7

<b>Number</b>	Question 7
<b>ID</b>	LPIO7
<b>Full Name</b>	Mr John Allan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO31
<b>Full Name</b>	rosie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO76
<b>Full Name</b>	Mr John Lilley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO115
<b>Full Name</b>	Mrs Clare Goodman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	



<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO121
<b>Full Name</b>	Mrs Lynne Head
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	There needs to be more social housing and homes to rent. Low cost/affordable housing might only be a short term solution as property prices inevitably rise.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO161
<b>Full Name</b>	Mr John Shaw
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO322
<b>Full Name</b>	Mr David Stanier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO383
<b>Full Name</b>	Mr Alan Brown

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	As infrastructure was not included in the exhibition in Bovingdon and the representatives could not answer my questions on infrastructure I do not think it has been taken into account. For example Bus Services were not considered as it was for the operators to decide if they provided them, drains were for developers to pay for, so none of these key concerns were taken into account. There is no provision for upgrading or providing a new road to Bovingdon.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO444
<b>Full Name</b>	Ms Julia Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO537
<b>Full Name</b>	Mrs Sarah West
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO616
<b>Full Name</b>	Mrs Carole Stokes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Jobs are needed in the area, but rents are too high for businesses and there are already empty offices in the area. Why the need for more? The current roads, public transport, hospitals are at breaking point with the current population. We do not need new hospitals, we need the old ones reopened to service our already huge population.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO659
<b>Full Name</b>	Mr David Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No - see comments and additions in italics The homes and jobs needed in the area; - <i>Focus on high quality dwellings for all sectors including social housing - less apartments more houses</i> Climate change mitigation and adaptation, conservation and enhancement of the natural and historic environment, including landscape. - <i>There should be an additional policy to explicitly maintain the historical "look and feel" of our towns and villages</i>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO744
<b>Full Name</b>	Mrs Victoria Vernon
<b>Company / Organisation</b>	Sport England
<b>Position</b>	Trainee Planer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Sport England supports the inclusion of an objective to protect and enhance open space and to provide social, community and leisure facilities and would request that sporting facilities be specified as being a policy consideration.
<b>Include files</b>	
<b>Number</b>	Question 7

<b>ID</b>	LPIO766
<b>Full Name</b>	Mr David Palfrey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	What about plans to manage traffic congestion/ infrastructure provision, school provision and pupil safety policies. These do not seem to be included in any
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO795
<b>Full Name</b>	Mrs Catherine Marks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No evidence of the need for new homes in Bovingdon or Kings Langley has been provided. What is this based on? the Government have decided more homes need to be built by where is the evidence and statistics to support this?  Infrastructure provision in Bovingdon has not been put in place along with these proposals. No new bus routes have been identified, parking restrictions and enforcements for the added traffic, waste management, water supply (when the village already floods).
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO855
<b>Full Name</b>	Mr Stephen Bevan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7

<b>ID</b>	LPIO937
<b>Full Name</b>	Mr Robin Knowles
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Clearly these questions are designed to prevent people taking part in objecting to these developments by asking the same question in another form and referring to a 66 page document that a lot of people won't understand, because it is deliberately presented in such a poor and complicated way. Please refer to my previous answers for this one.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO948
<b>Full Name</b>	Mr Robin Knowles
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	You need to at least consider: <ol style="list-style-type: none"> <li>1 The increase in pollution that will inevitably result.</li> <li>2 Lose of tranquility from increased roads and building</li> <li>3 Increased flooding and storm surges from soil sealing</li> <li>4 The lack of parking at stations</li> <li>5 Lack of spaces to stand or seat on commuter trains</li> <li>6 The traffic congestion. Junction 20 is regularly reported on the traffic news as a problem</li> <li>7 Lack of road parking for residents and the ridiculous car parking provide to new developments IE Nash Mills</li> <li>8 The amount of time it takes people to get to and from work because of the increase in congestion from additional people and poor traffic light timing and road design and constant road works and the stress this causes people.</li> <li>9 The detrimental effect on wildlife, plants and trees in the area.</li> <li>0 The increase in traffic noise. We already get traffic noise in Kings Langley from the A41 and M25 from about 4am.</li> </ol>
<b>Include files</b>	

<b>Number</b>	Question 7
<b>ID</b>	LPIO966
<b>Full Name</b>	Mr Roger Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We already have a Dacorum Local Plan. Many areas of this plan and vision for our Borough have been side stepped. Within document SA 15 paragraph 2.3 it is noted that " it has not been possible to undertake as assessment on the Local Plan Issues".. Why not. The Councils consultants should be directed to address the matter in hand.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1015
<b>Full Name</b>	mr Tish Seabourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	1 Policies identified are crucial – all options should be measured against them
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1071
<b>Full Name</b>	Ms Tish Seabourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1172
<b>Full Name</b>	Mr John Ingleby

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The policies should include:</p> <ul style="list-style-type: none"> <li>* Development of a new local currency for the Borough (like the Bristol Pound, Calderdale Green Pound, East London Pound, etc.) which will encourage local businesses to connect with their customers and strengthen the local economy. Suggestion: "Grand Union Pound".</li> <li>* Collaborating with neighbouring authorities in Bucks, Beds and Herts and the Distribution Network Operator (UK Power Networks) to develop a local energy provider ("Chilterns New Energy"?) with a strong focus on local renewable energy sources and home energy systems (i.e. solar panels with batteries for energy storage, geo-thermal heating, etc.)</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1198
<b>Full Name</b>	Mr Bernard Richardson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1258
<b>Full Name</b>	Sarah Harper
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	But I wonder if the Council planners have read their own documents given some of the proposals that are being outlined.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1309
<b>Full Name</b>	Mr Nick Head
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	If these are your policies you need to apply them to the existing housing before you think about building more. Infrastructure is severely lacking now. People have broadband at 2mbps, The drains regularly overflow/block in Apsley, and the local businesses get flooded. We have no hospital that we can get to quickly and when you do get there you cant park. I am reliably informed the water table around here is already falling around 2 feet a year,
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1389
<b>Full Name</b>	Ms G Puddiphatt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No I do not. For all the reasons listed in the below answers.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1444
<b>Full Name</b>	Miss Penelope Allsop
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No



<b>Your response - Please add your response here</b>	Pollution increase, is one major issue, no one in Kings Langley wants
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1528
<b>Full Name</b>	Mrs Rachel Conradi
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Whilst I agree that all these areas should be covered, the local plan timings are meaning that things are being done in the wrong order. The jobs should come before the housing as you need to know where the housing need is. The infrastructure plans in terms of affordability and timings need to be understood before the housing progresses as without these the housing cannot proceed either.</p> <p>An example - an infrastructure issue: Bovingdon High Street is dangerous and occasionally impassable due to parked cars/lorries. Proposal - yellow lines near the junction with the Chesham Road/Hempstead Road. Apparently only once the Tesco development is done will the yellow lines be put in as the development is paying for them. Tesco have land banked the site. For around 10 years now..... In the meantime the road is more and more dangerous and yet the council will not put in the lines. If we do not have the money or the will for the infrastructure that is currently required, how will the area cope with the increased problems caused by significant house building?</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1560
<b>Full Name</b>	MR PETER SUMMERFIELD
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Agree in principle BUT as long as these policy undertakings, particularly "the provision of infrastructure, telecoms, waste management, water supply, flood risk etc" are seriously considered and a realistic plan for all these has been put in place <u>before</u> any decisions are taken on the sites that are chosen for development. It</p>

	is important that the reports submitted by developers to cover these are proven accurate by the Council.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1599
<b>Full Name</b>	Mrs Susan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1600
<b>Full Name</b>	Mrs Susan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1658
<b>Full Name</b>	Mr Peter Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>How has the housing need been calculated? Berkhamsted is already ahead of target in the provision of homes.</p> <p>Most of the relevant points have been covered under Question 6.</p> <p>How can 'climate change mitigation and adaptation, conservation and enhancement of the natural and historic environment, including landscape' be achieved by building on green belt and significantly increasing numbers of cars?</p>

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1730
<b>Full Name</b>	Mr Kenneth Watts
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1748
<b>Full Name</b>	Mrs Pamela Kingsland
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I cannot see any justification for building on greenbelt land.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1761
<b>Full Name</b>	Mr Craig Wiggill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1798
<b>Full Name</b>	Mr Richard Case
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	This this scope seems most appropriate. It is then vital all development options and projects are assessed against this policy framework.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO1964
<b>Full Name</b>	Mrs Katie Garner
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The plan will increase flood risk and increase pressure on health care.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2010
<b>Full Name</b>	Mr Christopher Giddings
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Whilst the councils proposed approach has works in recent times, there has never been the proposed development of this scale since the 1970's. For delivery of the plan to be successful it needs to include county wide and national infrastructure considerations. I do not see where the council has considered this.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2071
<b>Full Name</b>	Mrs Karen Mellor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Climate change and Pollution mitigation and adaptation ( with Zero Carbon Britain 2030 included as a measurement Policy) should be at the top of the list. Growth should not be at the cost of all the other policies, which is currently the case. I believe that your Sustainability report also stated that Water would be an issue with overdevelopment.</p> <p>In view of the Government Objectives on Climate Change, the Local Plan should make provision for preparing local people for the inevitable Energy Descent that these will require.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2131
<b>Full Name</b>	Mr Jason Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>No. The Local Plan doesn't work as it stands let alone with the further developments suggested. The present infrastructure needs to work before any further building should be considered like the over congested roads and over subscribed schools. I also doubt that the new developments are for local people as the Council suggests.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2237
<b>Full Name</b>	Mr Peter Flowers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A lot more consideration needs to be looked at for the following (as a minimum)</p> <ol style="list-style-type: none"> <li>1 The increase in pollution that will inevitably result.</li> <li>2 Lose of tranquility from increased roads and building</li> <li>3 Increased flooding and storm surges from soil sealing</li> </ol>

	<p>4 The lack of parking at stations</p> <p>5 Lack of spaces to stand or seat on commuter trains</p> <p>6 The traffic congestion. Junction 20 is regularly reported on the traffic news as a problem</p> <p>7 Lack of road parking for residents and the ridiculous car parking provide to new developments IE Nash Mills</p> <p>8 The amount of time it takes people to get to and from work because of the increase in congestion from additional people and poor traffic light timing and road design and constant road works and the stress this causes people.</p> <p>9 The detrimental effect on wildlife, plants and trees in the area.</p> <p>0 The increase in traffic noise. We already get traffic noise in Kings Langley from various sources.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2310
<b>Full Name</b>	Mr George Bull
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The draft list of policies for the local plan makes no reference to the energy performance standards of the buildings which will be constructed, nor to the use of locally generated renewable energy to minimise the carbon emissions impact of the proposed developments.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2348
<b>Full Name</b>	Mr Paul Crosland
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2366
<b>Full Name</b>	Dr Nick Hodsdon

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The provision of leisure, commercial and retail development should be aligned with the village character and sensitive to the increased pressure it brings on the road network.</p> <p>The creation of jobs in the area only serve to increase the demand for further housing. The plan should be for local jobs for local people and the creation of jobs leading to growth of the villages and towns or those that require people to commute into the area from outside strongly discouraged.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2447
<b>Full Name</b>	Mr Timothy Copeman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	If it is done properly without external politics being involved.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2554
<b>Full Name</b>	Mrs Marriott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	It is too generic. It is not specific enough to account for the variations in demography, resources and infrastructure.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2643
<b>Full Name</b>	Mr Alan Andrews

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Do not think this has been thought out properly as all additional problems this will bring
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2657
<b>Full Name</b>	Mrs Sue Lower
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There does not appear to be a coherent policy to support two key pillars of strengthening the economic prosperity - namely supporting commercial enterprise and employment opportunities in market towns and villages and support to rural enterprise. In order to support these homes and infrastructure needs to be in place nearby
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2726
<b>Full Name</b>	Mr James Puddiphatt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Green belt land should not be built on. Stop lining your pockets by building beyond the quota required.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2844
<b>Full Name</b>	Mr Paul Mcpherson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Pollution, no parking, traffic, the list is endless. There is no capacity for more housing
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2861
<b>Full Name</b>	Mr Antony Harbidge
<b>Company / Organisation</b>	Berkhamsted Residents Action Group (BRAG)
<b>Position</b>	Chairman
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2907
<b>Full Name</b>	Dr Rachael Frost
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Including these policies is all very well, but how will you ensure developers contribute to the provision of infrastructure and protection of the climate and green belt? I want to see guarantees from the council that the council will commit to a) committing developers to minimum social housing, affordable housing, climate change mitigation and infrastructure provision and b) themselves committing to increasing public transport (especially to hospitals and schools and hard to reach villages) and ensuring it is affordable and ensuring health provision is adequate (especially since West Herts Hospital Trust's plan is based on a 40% reduction in demand in the next 20 years).
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO2931
<b>Full Name</b>	Ms Jean FRancis
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3021
<b>Full Name</b>	Mr John McCombe
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Emphasis is needed on retention of the majority of green belt land and specifically on road infrastructure
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3053
<b>Full Name</b>	mr hugh siegle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3135
<b>Full Name</b>	Mr John Walker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3136

<b>Full Name</b>	Mr John Walker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3137
<b>Full Name</b>	Mr John Walker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3163
<b>Full Name</b>	Miss Herbert
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Green Belt should not be built on - we should be protecting these areas
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3165
<b>Full Name</b>	Dr Jennifer Howes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	There are plenty of businesses and jobs in Berkhamsted. Maintaining the green belt will be an extremely constructive policy for the council to implement.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3190
<b>Full Name</b>	Mrs Alicia Southgate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No - how has the housing requirement been calculated? This is grossly different to previous recommendations.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3304
<b>Full Name</b>	Mrs Victoria Bate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3328
<b>Full Name</b>	Mrs Brigitte Sawyer
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3413
<b>Full Name</b>	Mrs Ann Johnson
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>sThe policies are broad brush only and do not adequately represent this area. They should be strengthened.</p> <p>Kings Langley is thought not to need a strategy of its own but the village is nothing like is nearest neighbour of Hemel. We do not want to become on of its suburbs and wich to retain our own identity and we need our own strategies to recognise and protect our identity.</p> <p>Protection of the strategic and historic green gaps around the village to prevent coalescence, restricting development to previously developed land within the village, enhancing the canal and historic sites. All these should be included.</p> <p>Further work needs to be done to assess the potential of other previously used sites I Hemel rather than the total reliance on greenfield sites. Once the green is gone, its gone forever and it will be too late to say oops the area cant cope.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3566
<b>Full Name</b>	Mrs Sandra Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>You state "The provision of health, security, community and cultural infrastructure and other local facilities" are to be discussed - this should be before sites are chosen.</p> <p>Police manpower is already stretched to breaking point, so how will extra be funded?</p> <p>Health infrastructure is already stretched to breaking point with Watford General Hospital at pretty much full capacity and almost impossible to get to from Kings Langley within a reasonable time, so how will extra capacity be found?</p> <p>Extra leisure facilities - SportSpace carpark in Hemel Hempstead is generally full indicating maximum use of facilities already, and with the swimming pool in Kings Langley Secondary School already shut, and SportsSpace based in Kings Langley already shut, there are no more leisure facilities to be had.</p>

	Communities within Kings Langley are thriving already, mostly without Dacorum Borough Council input. The proposed developments will not aid Kings Langley in any way.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3624
<b>Full Name</b>	Mr Andrew Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Quite Berkhamsted and Northchurch are already ahead of their housing quota, plus there is one acquired site on Durrants Lane where building has never commenced. So there should be no pressure to build on Green Built or AoNB.  The issue that the area needs to solve is services not housing.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3726
<b>Full Name</b>	Mr Anthony Warren
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The stats on page 29 on the percentage of households do not owning a car etc, should be split between towns and villages to help analyse the provision for transport
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3816
<b>Full Name</b>	Mr Michael Arrowsmith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	The policies are appropriate but the infrastructure needs to lead any further development, particularly in the area of traffic and water management and the provision of localised primary and secondary healthcare.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3955
<b>Full Name</b>	Mr Tim Varley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3971
<b>Full Name</b>	Mr Alan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes, but with a hefty caveat since within the Hemel Hempstead Place Strategy that sites identified for potential development include those for Kings Langley as well. This is not only inaccurate but is misleading when it comes to consideration of the growth options. Whilst the focus of development on Hemel Hempstead is recognised and supported, Kings Langley is a distinct and separate settlement and should not fall to be considered as part of Hemel Hempstead. The separate nature of Kings Langley should be made clear by the removal of all Kings Langley sites from the Hemel Hempstead map. (For clarification these sites include land at: Wayside Farm (KL-h3), Rectory Farm (KL-h2), Hill Farm (KL-h1) & Shendish (HH-h3), Kings Langley. In terms of sustainable development, greater differentiation should be made between Berkhamsted, Hemel Hempstead and Tring and the villages of Kings Langley, Markyate and Bovingdon in terms of their role and ability to provide services to the local area.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO3996
<b>Full Name</b>	Mr Brian Kazer

<b>Company / Organisation</b>	Tring in Transition
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>“Climate change mitigation” should be extended to including “moving to a zero carbon future”, or, as a minimum, moving to a “low carbon future” as required by (NPPF “Achieving Sustainable Development”. )</p> <p>“Renewable Energy” policy with targets is needed to comply with NPPF, inter alia including solar PV, solar thermal, heat pumps. Consider inclusion of option of using s106 contributions for renewable energy schemes, which should either be on the same site or, as a minimum, in the same town.</p> <p>“Sustainability Offsetting” policy required, including definition of this previously undefined term. We would suggest calling it by the well-understood terms “carbon offsetting and biodiversity offsetting” rather than using a term that even experts we have consulted have never heard of.</p> <p>“Water , sustainable drainage, sewage” policy needed</p> <p>“New Housing” policy needs to include policy on good design and housing quality and standards. It also needs to define “high density”, “medium density” and “low density”</p> <p>“New housing” policy needs to encourage co-housing, and for self-build, including using “natural materials”.</p> <p>“Affordable Homes” needs to include policy on Starter Homes (currently excluded from Govt definition of Affordable Homes). It also needs to include process for monitoring build % agreement and actual build of affordable homes.</p> <p>“Accessible housing” policy required for wheelchair users (possibly within “new housing” policy)</p> <p>“Build to rent” policy needed especially on safeguarding (see for example <a href="http://www.gov.uk/government/uploads/system/uploads/attachment_data/file/341367/build-to-rent-consultation-report-17-05-17.pdf">http://www.gov.uk/government/uploads/system/uploads/attachment_data/file/341367/build-to-rent-consultation-report-17-05-17.pdf</a>) and policy to prevent Build to Rent being constructed on un-adopted areas (because of risk of investors buying out the scheme and escalating management charges; with safeguards also to prevent purchase and escalation inter alia of ground rent)</p> <p>Economy needs policies on “Low cost business space” and on “Affordable work spaces”</p> <p>“Utility and communication infrastructure” policy needs to include how the much lower water usage per capita (110 litres per capita per day highlighted elsewhere in our response) is to be achieved. Need to include sustainable drainage.</p> <p>“Carbon emission reductions” needs changing to “Minimising carbon emissions”</p>



	<p>“Waste” policy needs extending to include “... supporting the circular economy”</p> <p>“Community Care” policy. Unless included under this heading, policy needed on supported and specialised accommodation; and on specialist and older person housing.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4118
<b>Full Name</b>	Mr Graham Hoad
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Tring has lost its local recycling depot Near Gamnel. Residents now have to travel by car to Berkhamsted or Aston Clinton. Reinstatement would reduce travel time, costs and pollution.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4231
<b>Full Name</b>	Mrs Caroline Hargrove
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Retail,lesire and commercial development can only be made in the presence of suitable sites and with appropriate access. REtail,leisure and in particular commercial has already exceeded the services and transport networks available without destructively exploiting Greenbelt land to make the situation even more untenable in Kings Langley and Apsley/Shendish
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4378
<b>Full Name</b>	Mr Clive Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Do you honestly think we believe you are concerned about the environment? If counsel's were paid on performance maybe things would improve but we live in the land where the public sector claim outrageous salaries but can avoid their accountabilities unlike the private sector. Sad reflection on our society
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4548
<b>Full Name</b>	Dr Alasdair Malloy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There is are no satisfactory details given of the provision for health and transportation issues. There should be no intention at all to build on Green Field sites when there are Brown Field sites which are not being considered.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4600
<b>Full Name</b>	Mr Patricia Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Focus should be put on developing areas such as Maylands which have spare capacity eg the People building. You have included in Hemel sites Shendish. This is not within Hemel it is Kings Langley. Also you have KL sites under potential Hemel sites for consideration. These must be removed as misleading.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4668
<b>Full Name</b>	Mr Keith Bradbury
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4799
<b>Full Name</b>	Mr Simon Scott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Ironically this list of policies actually covers more than the vision requires!
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO4894
<b>Full Name</b>	Mr Pdraig Dowd
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>It is unclear how you apply any consistency across the Borough; as an example, the density and the volume of housing already accommodated in Berkhamsted.</p> <p>You propose accepting plots that are effectively 'dropped on' the respective towns and in most instances, do not provide any consistency on a number of parameters nor balance across the Borough.</p> <p>Green areas and currently available public areas (National trust, Chiltern hills, etc.) will be reduced and diminished as regards access and availability.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5014
<b>Full Name</b>	Mr Chris Lumb
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Clearly, policies are important, not least since they are required by HMG. But one can only hope that in Dacorum's considerations, all aspects of infrastructure, telecommunications, waste management, water supply, waste water and flood risk will be properly taken into account when Berkhamsted is being thought about. ALL of the options considered should in fact be measured against these key topics.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5204
<b>Full Name</b>	Mr Gareth Morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5235
<b>Full Name</b>	Mrs Catherine Anderson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	As stated before, the responses from the various authorities who will provide the transport links, healthcare, education and social requirements are non-committal.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5262
<b>Full Name</b>	Mr Gary Ansell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	<p>However, I have the following comments on some of the policies:</p> <ul style="list-style-type: none"> <li>• Distribution of Development – must be on brownfield sites and focussed on the towns that have the infrastructure and facilities to support new development</li> <li>• The Towns and Large Villages - I don't understand why Towns and Large Villages are considered under one policy. Large villages should have their own separate policy aligned to specific and relevant considerations for large villages. Considerations for Towns are very different.</li> <li>• Green Belt – As stated in government policy (letter from Brandon Lewis, Minister of State for Housing and Planning, 7/6/2016) – “Green belt boundaries should be adjusted only in exceptional circumstances with the support of local people. We have been repeatedly clear that the demand for housing alone will not change Green Belt boundaries. I expect DBC to be mindful of this when selecting sites for development.</li> <li>• Landscape character – must be carefully considered, particularly with respect to ensuring villages like Kings Langley retain their character and do not coalesce with neighbouring towns.</li> <li>• Historic environment policies – it is essential that the settings and surroundings of historic sites are not developed causing them to be visually destroyed</li> <li>• Place strategies – Kings Langley is a large village with its own distinctive history going back over a thousand years and its own character. I do not understand therefore, why it does not have its own Place Strategy and why it is considered as part of Hemel Hempstead. Hemel Hempstead is a new Town. Kings Langley is a historic village and should be considered completely separately in any planning and development policies. I repeat again that Shendish is part of Kings Langley and should be considered in policies as part of Kings Langley and not part of Hemel Hempstead.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5311
<b>Full Name</b>	Miss Giulietta Cinque
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>No evidence of the need for new homes in Kings Langley has been provided. What is this based on? the Government have decided more homes need to be built by 2036 where is the evidence and statistics to support this?</p> <p>Infrastructure provision in Kings Langley has not been put in place along with these proposals. No new bus</p>

	<p>routes have been identified, parking restrictions and enforcements for the added traffic, waste management, water supply, more frequent train services.</p> <p>If these are your policies you need to apply them to the existing housing before you think about building more. Infrastructure is severely lacking now. There is already a lack of parking for existing dwellings. People have broadband at 2mbps.</p> <p>You need to consider, The increase in pollution that will inevitably result, Loss of tranquility from increased roads and building, Increased flooding and storm surges from soil sealing, The lack of parking at stations, Lack of spaces to stand or sit on commuter trains, The traffic congestion. Junction 20 is regularly reported on the traffic news as a problem, Lack of parking /road parking for existing residents and the ridiculous car parking provided to new developments IE Nash Mills, The amount of time it takes people to get to and from work because of the increase in congestion from additional people and the stress this causes people. The detrimental effect on wildlife, plants and trees in the area. The increase in traffic noise. We already get traffic noise in Kings Langley from the M25.</p> <p>Jobs are needed in the area, but rents are too high for businesses and there are already empty offices in the area. Why the need for more? The current roads, public transport, hospitals are at breaking point with the current population. We do not need new hospitals, we need the old ones REOPENED to service our already huge population! Smaller families should be encouraged else there will be nothing for future generations</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5392
<b>Full Name</b>	Mr Nicholas Ring
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	County wide and national infrastructure considerations are paramount for sustainable growth. I do not see where the council has considered this.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5456
<b>Full Name</b>	Mrs Margaret Stanier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The plan should include improved public transport provision. It should also include reduction in homelessness and the provision of appropriate levels of affordable housing. The plan should include realistic proposals for infrastructure development with appropriate timing so that it is planned to be in place before any development.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5473
<b>Full Name</b>	Mr Garrick Stevens
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The policies identified are crucial – all options should be measured against them. But the list tabled is silent on incorporating Character Appraisals, which are vital to helping to create/sustain a sense of place.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5569
<b>Full Name</b>	Mrs Samantha Pilling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I vehemently disagree with plans for Kings Langley and Shendish. Our village can NOT sustain the levels of development (more than doubling our village). Our roads cannot be improved. All that will happen is that our 'village' merges with Watford and Hemel. We lose our village and our community is killed.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5582
<b>Full Name</b>	Mr Quentin Ross-Smith
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The plan will increase flood risk. It could potentially take up Green Belt land and change the very nature of villages such as Kings Langley.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5666
<b>Full Name</b>	Mr Alastair Greene
<b>Company / Organisation</b>	Little Gaddesden Parish Council
<b>Position</b>	Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5684
<b>Full Name</b>	Mr Adrian Ward
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Climate change mitigation and adaptation, conservation and enhancement of the natural and historic environment, including landscape.  How can this be possible when the plan is to build on greenbelt land
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5730
<b>Full Name</b>	Dr Lucy Murfett
<b>Company / Organisation</b>	Chilterns Conservation Board
<b>Position</b>	Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	



<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Since Dacorum contains a significant expanse of the Chilterns Area of Outstanding Natural Beauty (AONB), nationally designated as one of the country's finest landscapes, and some of the area that is not designated AONB forms part of the setting of the Chilterns AONB, the Chilterns Conservation Board would welcome strong emphasis on the Chilterns Area of Outstanding Natural Beauty in the policy structure.</p> <p>A standalone policy for the AONB based on the model policy for the Chilterns AONB developed by policy planners from across the AONB (through Chilterns AONB Planning Forum in 2016) would ensure a best practice policy and cross-boundary cooperation. The model policy is available here <a href="http://www.chilterns.org/conservation/development/planning.html">http://www.chilterns.org/conservation/development/planning.html</a></p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5809
<b>Full Name</b>	Mr Michael Lelieveld
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes. The policies listed are all relevant to the Local Plan and they should all be covered in the Plan. All development must be measured against them.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5843
<b>Full Name</b>	Mr Grahame Partridge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Policies identified are crucial – all options should be measured against them
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5887
<b>Full Name</b>	Ms Fiona Coulling
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO5974
<b>Full Name</b>	Mr Paul Craig
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6038
<b>Full Name</b>	Dr Melvyn Else
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Policies identified are crucial but the options must be measured against them and one is entitled to question that this is being done.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6079
<b>Full Name</b>	Mr Richard Tregoning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	

<b>Number</b>	Question 7
<b>ID</b>	LPIO6168
<b>Full Name</b>	Miss Lucy Muzio
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The new plans are absolutely ludicrous and unachievable. No consideration has been taken for anyone, wildlife, the over-congested roads, the environment. Peoples standard of living, and lifestyles. The farmers jobs and their livelihood and the over subscribed schools. I also doubt that the new developments are for local people all about bringing new people to the already over populated town as suggested on the plans. How about stop selling your land off to private developers for private rents as you have done on 97 of your sites. Then you wouldn't have to build on green belt land and take away peoples livelihood and there jobs because most of the farms your trying to build on at the back of grove hill have already said no to selling and developement.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6173
<b>Full Name</b>	Mr Scott Bennett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	It will increase pressure on all resources and further over populate a small area
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6204
<b>Full Name</b>	Mr andrew miller
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	The consultation documents promote Kings Langley as an ideal location for commuting in to London which is a direct contrast to homes and jobs within the local area.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6243
<b>Full Name</b>	Mrs Beryl Irvine
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We need a entertainment centre where we can see bands comedians etc , like St Albans Arena
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6253
<b>Full Name</b>	Mrs Beryl Irvine
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Homes needed but only on brownfield sites.. Leave our countryside untouched
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6368
<b>Full Name</b>	Mrs anna silsby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The list of policies is irrelevant. The point that is relevant is the priority of the various policies. In the Dacorum overview in the Appendix the first point of the list relates to Development. The first priority of the Council should be to improve the quality of live of its inhabitants; in terms of availability of public services, infrastructure, schools

	etc. This appendix is merely a "list" to meet the minimum criteria set by the Government - seemly without giving due consideration of the real questions that need to be answered!
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6425
<b>Full Name</b>	Mr Patrick Walsh
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Growth at all cost is a narrow and blinkered view especially in a corner of the country that is overdeveloper.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6437
<b>Full Name</b>	Mr Andrew Lambourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes in terms of topics, provided that you are confirming that the government-mandated policy areas will also be covered.  But of course the key is developing adequate policies under these headings...
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6504
<b>Full Name</b>	Mr Topan Dutta
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Policy appears all encompassing but not reflected in Local Plan

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6779
<b>Full Name</b>	Mrs Jenna Selby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The present infrastructure needs to work before any further building should be considered like the over congested roads and over subscribed schools
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6881
<b>Full Name</b>	Bradford Gunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO6969
<b>Full Name</b>	mr michael hicks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO7002
<b>Full Name</b>	Mr Alex Taylor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO7097
<b>Full Name</b>	Mr & Mrs Fox
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG’s responses under our names.</p> <p>BRAG RESPONSE TO Q7 (FULL DOC ATTACHED TO Q46)</p> <p>Question 7</p> <p><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p>Yes <input type="checkbox"/></p> <p>Policies identified are crucial – all options should be measured against them</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO7308
<b>Full Name</b>	Brian and Heidi Norris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We fully understand the need for additional housing in this country, but it should not be to the detriment of towns such as ours. We do not intend to reply to the 46 questions one by one, but support the answers given by the Berkhamsted Citizens' Association and the Berkhamsted Residents Action Group and support</p>

	<p>Option 1B in the Strategy Plan. Even this number of 600 further homes is, in our view, more than enough, but we understand that is an existing commitment.</p> <p>BRAG response to Question 7 (please note full document is attached to Q46)</p> <p>Question 7</p> <p><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p>Yes <input type="checkbox"/></p> <p>Policies identified are crucial – all options should be measured against them</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO7369
<b>Full Name</b>	Mr Clive Birch
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	All of the options should be tested against the policies.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO7849
<b>Full Name</b>	Dr Peter Chapman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO7933
<b>Full Name</b>	Mr Norman Groves
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	



Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	I would like to confirm that I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. BRAG RESPONSE TO Q7 Policies identified are crucial –all options should be measured against them
Include files	
Number	Question 7
ID	LPIO7982
Full Name	Mr Michael Nidd
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	The policies identified are crucial , and thus all options must be measured against them
Include files	
Number	Question 7
ID	LPIO8424
Full Name	Mr Peter Shell
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	Because of the above I am not in a position to myself provide detailed answers to all the questions, but have seen the response prepared by BRAG and agree with their comments which should also be regarded as my own. <b>BRAG response to Question 7 (please note full document is attached to Q46)</b> <b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO8534
Full Name	Mrs Sarah Rees
Company / Organisation	

Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO8557
Full Name	Helen & Stuart Brown
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action group have responded in full to the issues and options consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation the we wish DBC to duplicate BRAG's responses under our name.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO8611
Full Name	Spencer Holmes

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO8724
Full Name	Mrs Pat Berkley
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I/we request you accept this as confirmation that I/we wish DBC to duplicate BRAG's responses under my/our name.</b></p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO8824
Full Name	Mr Lawrence Sutton
Company / Organisation	
Position	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO8981
Full Name	David Johnson
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	Yes
Include files	
Number	Question 7
ID	LPIO9000
Full Name	Mrs Susan Johnson
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	
Include files	
Number	Question 7
ID	LPIO9752
Full Name	Aly MacLean

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO9800
Full Name	Mr Paul Wardle
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	

Number	Question 7
ID	LPIO9975
Full Name	mr Kevin Smith
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO10023
Full Name	Jill Mewha
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10092
<b>Full Name</b>	Melanie Frankel
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10140
<b>Full Name</b>	Natalie Crane
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p>

	<p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10197
<b>Full Name</b>	Mr Tim Beeby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10244
<b>Full Name</b>	John and Jane Beeley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p>



	<p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>.....</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1010294
<b>Full Name</b>	Kathleen Lally
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing in response to the latest plan for housing development in Berkhamsted, most of which suggests an excessive and impractical number of new houses. I have read your Local Plan 2017 and I have read the reply of Berkhamsted Residents' Action Group (BRAG) and agree that <u>Option 1B is the only option acceptable</u>.</p> <p>I agree entirely with the BRAG response to your plan.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1010342
<b>Full Name</b>	J&P Savage
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Secondly, the Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues & Options'

	<p>consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this email as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10408
<b>Full Name</b>	Mr Daniel Parry
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10457
<b>Full Name</b>	David Burbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, <b><u>I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name</u></b></p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO10507
Full Name	Mr Stephen Doughty
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>I would however like to make a few specific comments.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO10555
Full Name	Mr Roger Petts
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO10602
Full Name	Simon Chilton
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO10652
Full Name	Sally and David Williams
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes

<b>Your response - Please add your response here</b>	Please register as support for BRAG's submission. <b>BRAG response to Question 7 (please note full document is attached to Q46)</b> <b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10700
<b>Full Name</b>	Mrs Jenny Jenkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues & Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.  However, I would like to emphasise a few of the most important points within that response that I strongly agree with: <b>BRAG response to Question 7 (please note full document is attached to Q46)</b> <b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10748
<b>Full Name</b>	Taylor Wimpy Strategic Land
<b>Company / Organisation</b>	Taylor Wimpy Strategic Land
<b>Position</b>	C/O Pegasus Group
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The proposed policy coverage is supported since it encompasses not only the strategic issues in the Core Strategy which are now subject to early review, but also the development management policies which are now some thirteen years old and pre-date the present-day approach to policymaking as set out in the National

	<p>Planning Policy Framework. The new Local Plan presents an opportunity to update the development management policies having regard to the requirements of the Framework.</p> <p>For full response please see question 46.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10772
<b>Full Name</b>	Mrs J Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10792
<b>Full Name</b>	Grant Imlah
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Moreover i am aware that The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10845
<b>Full Name</b>	Sheila Dawkins

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have studied the above plan, accessed the BRAG website, and attended the Berkhamsted Citizens Association Visioning Evening on 15 November and the Berkhamsted Town Council presentation on 22 November.</p> <p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO10894
Full Name	Jean Thomas
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	
Include files	
Number	Question 7
ID	LPIO10942
Full Name	Christopher Stafford
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes

<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO10993
<b>Full Name</b>	Mrs Patti Whittle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11040
<b>Full Name</b>	J M Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	



<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11121
<b>Full Name</b>	Cally Emmas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11168
<b>Full Name</b>	Mr Neil Aitchison
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	but subject to better analysis of detailed issues.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11214
<b>Full Name</b>	Jon Rollit
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p>

	<p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11265
<b>Full Name</b>	Kate Locke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>In addition I would reiterate the extensive points made in the BRAG response to the 'Issues &amp; Options' consultation. I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. The Berkhamsted Residents Action Group (BRAG) has responded in full.</p> <p>In addition, I like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11353
<b>Full Name</b>	Ms Lorraine Gilmore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>BRAG has responded in full to the 'Issues &amp; Options' consultation. To avoid repetition of the extensive points made in the BRAG response, I request you accept this email as confirmation that I wish Dacorum Borough Council (DBC) to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasise</p>

	<p>some of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11402
<b>Full Name</b>	Conian
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing in response to the current consultation to register my views on the proposals.</p> <p>As the Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation and to avoid repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response, to add some of my own comments.</p> <p>....</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11512
<b>Full Name</b>	Ms Eliza Hermann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

Your response - Please add your response here	From the list of policy "titles" at Appendix A, it appears there is no policy about providing enduring protection of the Chilterns Area of Outstanding Natural Beauty. Also it is impossible to assess whether the policy coverage is adequate without knowing the content of the policies.
Include files	
Number	Question 7
ID	LPIO11591
Full Name	Janet and James Honour
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO11746
Full Name	Edmund Hobley
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to</p>

	<p>duplicate BRAG's responses under my name. However, I would like to take this opportunity to emphasize just a few of the most important points within that response below.</p> <p>...</p> <p><b>Brag Response to question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> Do you agree with the proposed policy coverage of the new Local Plan?</p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11896
<b>Full Name</b>	Janet Mason
<b>Company / Organisation</b>	Berkhamsted Town Council
<b>Position</b>	Town Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The policies identified are crucial – all options should be measured against them
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO11943
<b>Full Name</b>	Dee Sells
<b>Company / Organisation</b>	Markyate Parish Council
<b>Position</b>	Parish Clerk/ RFO
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><i>It is hard agree or not when given a list of topics or policies but not the actual policies</i></p> <p><i>The Government is seeking the Borough to have policies which are outside the power of the Borough Council. The Parish Council has responded to the Government consultation accordingly. The Borough Council can support other agencies in the provision of infrastructure, telecommunications, waste management, waste water, the provision of minerals and energy (including heat); as well as the provision of health, security, community and cultural infrastructure. But often these providers are National or regional.</i></p> <p><i>But no liaison with the Water supply companies will provide the water itself. Dacorum is in a very low</i></p>

	<p>average. Action is needed by Government before any new houses should be built in the area. When heavy rainfall does occur, there is indeed a risk of flooding. Markyate has been subject to regular flooding over the years, and can expect more instances when the planned extraction at Kensworth Lynch, the source of the Ver is actioned.</p> <p>Of the policies listed it is essential that, parking to include both on-street and public parking, should incorporate the need for parking provision for properties in rural areas which allow for every worker to have a car to access their work. They do not have the option of using public transport.</p> <p>We hope that the expectation that there will be no need for a Place Study for Markyate signifies acceptance that the village has already had more than the target increase in the current Core Strategy, and has become strangled by traffic and the lack of adequate parking provision.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12043
<b>Full Name</b>	David Wilyman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response to Question 7. Please note full document is attached to Question 46</p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12133
<b>Full Name</b>	Ray Dann
<b>Company / Organisation</b>	
<b>Position</b>	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p>Standard BRAG response to Question 7. Please note full document is attached to Q46.</p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO12199
Full Name	Douglas & Christina Billington
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO12278
Full Name	Richard Frankel
Company / Organisation	
Position	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response to Question 7. Please note full document is attached to Question 46.</p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO12335
Full Name	Mr Brian Kazer
Company / Organisation	Tring in Transition
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>No</b></p> <p>"Climate change mitigation" should be extended to including "moving to a zero carbon future", or, as a minimum, moving to a "low carbon future" as required by (NPPF "Achieving Sustainable Development". )</p> <p>"Renewable Energy" policy with targets is needed to comply with NPPF, inter alia including solar PV, solar thermal, heat pumps. Consider inclusion of option of using s106 contributions for renewable energy schemes, which should either be on the same site or, as a minimum, in the same town.</p> <p>"Sustainability Offsetting" policy required, including definition of this previously undefined term. We would suggest calling it by the well-understood terms "carbon offsetting and biodiversity offsetting" rather than using a term that even experts we have consulted have never heard of.</p>



“Water , sustainable drainage, sewage” policy needed

“New Housing” policy needs to include policy on good design and housing quality and standards. It also needs to define “high density”, “medium density” and “low density”

“New housing” policy needs to encourage co-housing, and for self-build, including using “natural materials”.

“Affordable Homes” needs to include policy on Starter Homes (currently excluded from Govt definition of Affordable Homes). ***It also needs to include process for monitoring build % agreement and actual build of affordable homes.***

“Accessible housing” policy required for wheelchair users (possibly within “new housing” policy)

“Build to rent” policy needed especially on safeguarding (see for example [https://www.gov.uk/government/uploads/system/uploads/attachment\\_data/file/404044/131700main.pdf](https://www.gov.uk/government/uploads/system/uploads/attachment_data/file/404044/131700main.pdf)) ***and policy to prevent Build to Rent being constructed on un-adopted areas (because of risk of investors buying out the scheme and escalating management charges; with safeguards also to prevent purchase and escalation inter alia of ground rent)***

Economy needs policies on “Low cost business space” and on “Affordable work spaces”

“Utility and communication infrastructure” policy needs to include how the much lower water usage per capita (110 litres per capita per day highlighted elsewhere in our response) is to be achieved. Need to include sustainable drainage.

“Carbon emission reductions” needs changing to “Minimising carbon emissions”

“Waste” policy needs extending to include “... supporting the circular economy”

“Community Care” policy. Unless included under this heading, policy needed on supported and specialised accommodation; and on specialist and older person housing.

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12422
<b>Full Name</b>	Judy Halden

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response to Question 7. Please note full document is attached to Question 46.</p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO12470
Full Name	Meenakshi Jefferys
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7

<b>ID</b>	LPIO12517
<b>Full Name</b>	Mrs Jane Barrett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Standard BRAG response for Question 7. Please note full document is attached to Question 46.</p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12566
<b>Full Name</b>	mr paul healy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12616
<b>Full Name</b>	Merrick Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasise just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12665
<b>Full Name</b>	Monika & Casper Gibilaro
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under our name</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12713
<b>Full Name</b>	Lorna Ginn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Here are my comments on the new Local Plan</p> <p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12762
<b>Full Name</b>	Mr Raymond Phipps
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I wish to comment as follows to the Strategic Options Consultations. In general I follow the comments made by BRAG.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12809
<b>Full Name</b>	Ingrid Carola McKenna
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>In addition, I draw attention to some of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12857
<b>Full Name</b>	Mr Stephen Lally
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Rather than repeat the BRAG response, with which I completely agree, I will highlight some key points that are important to me.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p>

	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12905
<b>Full Name</b>	Jon Whittle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO12960
<b>Full Name</b>	Edward Keane
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p>

	<p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13009
<b>Full Name</b>	Bettina Deuse
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity to emphasize just a few of the most important points within that response below.</p> <p>...</p> <p><b>BRAG response to question 7 below (full BRAG response see question 46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13062
<b>Full Name</b>	Mr Paul Tinworth
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>I wish to express my full agreement with the response from the Berkhamsted Residents Action Group regarding Dacorum's Local Plan.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p>



	<p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13110
<b>Full Name</b>	Hilary Dann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13360
<b>Full Name</b>	Mrs Christine Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13361
<b>Full Name</b>	Mr Alan Mitchell
<b>Company / Organisation</b>	

Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	No
Include files	
Number	Question 7
ID	LPIO13444
Full Name	Mrs Catherine Imber
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response</p> <p><b>Q7 Do you agree with the proposed policy coverage of the new Local Plan? <u>YES</u></b></p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO13492
Full Name	Deborah Smith
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this</p>

	<p>as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1013547
<b>Full Name</b>	Mr Alan O'Neill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation.</p> <p>To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1013600
<b>Full Name</b>	Sue O'Neill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation.</p> <p>To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1013662
<b>Full Name</b>	Tim Uden
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation.</p> <p>To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1013727
<b>Full Name</b>	Edward Hatley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request that you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13775
<b>Full Name</b>	Mr Roger Didham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO13832
<b>Full Name</b>	Alex Dann
<b>Company / Organisation</b>	

Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14002
Full Name	Danny Jennings
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I would like to register our joint support of the opinions of Berkhamsted Town Council, Berkhamsted Residents Action Group and the Berkhamsted Citizens Association regarding Dacorum's Local Plan.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14051
Full Name	Mr John Goffey

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>In order to avoid duplication, we request that DBC consider this response as supportive of all the points raised by Berkhamsted Residents Action Group (BRAG) in their comprehensive response to the DBC <i>Issues and Options</i> document. We would, in addition, like to add the following points concerning Question 33 of the above document.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14099
Full Name	Sue Ellera
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>..</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	

Number	Question 7
ID	LPIO14150
Full Name	Mr Richard White
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>I disagree with the Dacorum Local Plan proposals for the reasons stated in the BRAG response</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14291
Full Name	Ms Vicky Tattle
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14380
Full Name	Ray Tattle



Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14428
Full Name	Giselle Okin
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14477

Full Name	Mr David Griffin
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><i>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</i></p> <p><i>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</i></p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14675
Full Name	Ann Bunn
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	
Include files	
Number	Question 7
ID	LPIO14754
Full Name	Ms Paula Farnham
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes

Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has (or will be) responded (ing) in full to the 'Issues &amp; Options' consultation. I could make similar comments in response, but in order to make this simple, please accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity to emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14825
Full Name	Bev Mckenna
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, please take this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>In addition, I draw attention to some of the most important points within that response</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14872
Full Name	Mr Michael Curry

Company / Organisation	Tring Town Council
Position	Town Clerk
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	
Include files	
Number	Question 7
ID	LPIO14927
Full Name	Malcolm and Jill Allen
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</p> <p>However, I/we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO14977
Full Name	Mr Clive Freestone
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes

<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15027
<b>Full Name</b>	Mr & Mrs D A Simmons
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. We request you accept this summary as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>We would like to take this opportunity to emphasize a few of the most important points within that response, <b><i>in particular our response to Q25.</i></b></p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15254
<b>Full Name</b>	Caroline Manson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I would like to register my views on the current consultation regarding the proposed developments in Dacorum and in particular Berkhamsted, where I have been a resident for over 20 years.</p> <p>I am attaching the more detailed comments compiled by the Berkhamsted Residents Action Group, which I fully support.</p> <p>Thank you for your consideration of my views and I hope that you will make a decision which protects the current character of our beautiful Market Town.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7: Do you agree with the proposed policy coverage of the new Local Plan?</b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LP1015306
<b>Full Name</b>	Mr Alan Conway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has already responded to the Issues &amp; Options Consultation. I have studied their comments and confirm that I support the arguments put forward in their submission.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7 Do you agree with the proposed policy coverage of the new Local Plan?</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7

<b>ID</b>	LPIO15355
<b>Full Name</b>	Sue Wolstenholme
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I write in support of the submission made by the Berkhamsted Residents Action Group who have written and represented very clearly the views of many Berkhamsted Residents.</p> <p><b>Standard BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15417
<b>Full Name</b>	Nick Hanling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation and I have attached their reponse which I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. In summary, my view is that Berkhamsted cannot support a number of houses higher than that set out in the Core Strategy and it is already struggling to cope with the developments to date from that Strategy.</p> <p>I would like to take this opportunity emphasize some of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	

Number	Question 7
ID	LPIO15465
Full Name	Sarah and Nigel Tester
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation and I have attached their response which I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. In summary, my view is that Berkhamsted cannot support a number of houses higher than that set out in the Core Strategy and it is already struggling to cope with the developments to date from that Strategy.</p> <p>I would like to take this opportunity emphasize some of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO15521
Full Name	Miss Tanya Assarat
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept the attached document of this as confirmation and that I wish DBC to duplicate BRAG's responses under my name.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p>



	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15570
<b>Full Name</b>	Melanie Llewellyn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing to support the submissions by The Berkhamsted Town Council, the Berkhamsted Residents Action Group and The Berkhamsted Citizens Association opposing further development in Berkhamsted.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15637
<b>Full Name</b>	Mr James Honour
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have attended the presentation and have read the Berkhamsted Residents Action Group response to the questions posed.</p> <p>I can agree with all their extensive points and request that you accept this as confirmation i wish to duplicate their responses under my name.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15696
<b>Full Name</b>	Mark Pawlett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please see attached a report provided by the Grove Road Residents Association. I can confirm that I am a member and as such support this document.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p><b>Question 7. Do you agree with the proposed policy coverage of the new Local Plan?</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15744
<b>Full Name</b>	Maria & Colin Sturges
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I believe the proposed Local Plan lacks vision and fails to keep the character of Dacorum. Less than 6 months ago (16th July) the previous 25 year plan was approved and that took 10 years in the making, and now we are being asked to approve a new plan having just agreed to an additional 500 houses in Tring. If the worst case scenario of the plan were to take place this would result in a 60% increase of the town of Tring. I have attached a report from a planning consultant with regards to the over-development of Tring. Tring has specific issues being a small market town...</p>

	<p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15791
<b>Full Name</b>	David Kerrigan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I fully endorse the BRAG submission on this, which is worth pointing out as I have not answered some questions, and have bundled answers to others under what seems to be the most critical one – Question 40 eliciting support or otherwise for Option 1B.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO15859
<b>Full Name</b>	D B Land and Planning
<b>Company / Organisation</b>	D B Land and Planning
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• DBLP agree with the list of policies in the plan. In providing those policies, DBLP wish to stress the</li> </ul>

	<p>need for brevity and simplicity to avoid a policy which is unwieldy or over-complex to use.</p> <ul style="list-style-type: none"> <li>• In terms of missing policies, again, there is a need for a clear policy commitment to review the green belt providing the necessary linkages to other planning policies in the document which seeks to allocate land for development</li> <li>• Finally, there is a need for the Plan to have specific policies on housing site allocations. Whether that is done as a single policy with a schedule of sites attached or as an individual policy is at the discretion of the Council</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO16049
<b>Full Name</b>	Dave Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please find the attached document describing issues and options that I and many other residents of Tring have addressed regarding housing development</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO16103
<b>Full Name</b>	Helen and Aaron Talbot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	We attach the report commissioned by Grove Fields Residents Association which we believe should be taken into consideration with regards to proposed plans for

	<p>increased housing for Tring. We are a small town and the plans for huge new housing developments (some on Green Field sites) should be considered in the light of this.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO16162
<b>Full Name</b>	Stuart Mcgrory
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please find attached report which I fully endorse. There seems to be a complete lack of vision in the proposals and lack of concern about what it will do to the infrastructure of the town.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO16218
<b>Full Name</b>	Stuart Mears
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>I write in regards to your "Issues and Options Consultation Local Plan to 2036".</b></p> <p><b>I fully support the analysis and conclusions of the Issues and Options Response prepared by the Grove Fields Resident Association.</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO16280
Full Name	Kitty Thomas
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>please find the attached report written on mine and other residents request.</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO16342
Full Name	Aaron Smith
Company / Organisation	
Position	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I support GFRA responses see below.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO16388
Full Name	Ruth and Stephen Wright
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</b></p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>..</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO16455
Full Name	Andrew Yeomans

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I endorse the attached reports from the Chiltern Countryside Group and the Grove Fields Residents Association, regarding the local plan consultation.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO16531
Full Name	Ian Emmas
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <p>. Policies identified are crucial – all options should be measured against them</p>
Include files	
Number	Question 7
ID	LPIO16673
Full Name	Katie Parsons
Company / Organisation	Historic England
Position	Historic Environment Planning Advisor
Agent Name	
Company / Organisation	
Position	



<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Yes, in general. We are pleased to see the conservation and enhancement of the historic environment listed in paragraph 4.3.1 of the consultation document relating policy coverage. However, it is not possible to answer this effectively as policy wording has not yet been determined. The titles of policies alone are insufficient to say whether or not appropriate policy protection and coverage has been provided to secure the conservation and enhancement of the historic environment.</p> <p>Strategic policies are a very important part of the plan, particularly given the need for Neighbourhood Plans to be in conformity with these policies. Paragraph 156 of the NPPF makes it clear that, 'Local planning authorities should set out the strategic priorities for the area in the Local Plan. This should include strategic policies to deliver conservation and enhancement of the natural and historic environment including landscape.' Therefore we would strongly advise the inclusion of a strategic policy that addresses these matters.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO16814
<b>Full Name</b>	Jon G. Wright Dawn Sanders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>As a member of the Grove Field Residents Association, I am in broad agreement with their conclusions.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO16882
<b>Full Name</b>	Jan Mcgrory
<b>Company / Organisation</b>	
<b>Position</b>	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Having read the document submitted by the grove fields residents association, I concur whole heartedly with its findings</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO16970
Full Name	Chris Pike
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Please register my support for this report by Grove Fields Residents Association.</p> <p>I support this whole heartedly.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO17027

Full Name	Jade Holmes
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO17084
Full Name	Grahame Senior
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I support and endorse the views expressed in the attached document as a member of GFRA</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7

<b>ID</b>	LPIO17129
<b>Full Name</b>	D. Phillips
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I fully concur with the comments attached from BRAG. The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid fill repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17216
<b>Full Name</b>	Debbie Crooks Pam Moss
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p>

	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17274
<b>Full Name</b>	Margaret and Andrew Pike
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>We wish to object most strongly to the plan to build any more dwellings in Berkhamsted and fully support all the arguments that the Berkhamsted Residents Action Group (BRAG) have put forward.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17331
<b>Full Name</b>	Mr David Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</b></p> <p>...</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from</p>

	speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17383
<b>Full Name</b>	Lesley Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Finally, I fully support the responses to the Local Plan as submitted by the Berkhamsted Citizens Association and the Dacorum Health Action Group both of which I have fully read.</p> <p>Berkhamsted Citizens Association response to question 7 below (copy of full response attached to question 46)</p> <p><b>Question 7</b></p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17438
<b>Full Name</b>	Sara Bell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I believe you have already received the attached from planning consultants on behalf of the Grove Fields Residents Association. As a community member strongly opposed to the suggested development, I felt it necessary to re-send the report with my own comments on the matter.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains</p>

	specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17497
<b>Full Name</b>	Emma Talbot
<b>Company / Organisation</b>	The Little Cloth Rabbit
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Please find attached a report (GFRA) about the proposed development of Tring.</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p> <p>..</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17545
<b>Full Name</b>	MR DAVID BROWN
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Finally, I fully support the responses to the Local Plan as submitted by the Berkhamsted Citizens Association and the Dacorum Health Action Group both of which I have fully read.</p> <p>Berkhamsted Citizens Association response to question 7 below (copy of full response attached to question 46)</p>

	<p><b>Question 7</b></p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17604
<b>Full Name</b>	Paul Hembury
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing to express my concern over the proposed development of Tring as set out in the Issues and Options Consultation Local Plan to 2036. The attached report (GFRA) by Next Phase Planning &amp; Development details my concerns comprehensively.</p> <p>...</p> <p><b>Q7 – Tick YES</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17678
<b>Full Name</b>	Michael and Jill Sanders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes



Your response - Please add your response here	<p><b>As Members of the Grove Fields Action Group we have commissioned the attached report, at great expense, which indicates how strongly we feel about these proposals. This report sets out in great detail our concerns, far more eloquently than we could do ourselves.</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO17727
Full Name	Diana Woodward
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have read the submissions made to you by the Berkhamsted Citizens Association and the Labour Party, and would like to endorse the views they express.</p> <p>BCA response to Question 7 below - full document attached to Question 46</p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals.</li> </ul>
Include files	
Number	Question 7
ID	LPIO17783
Full Name	John and Helen Osborne
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>We are members of the Grove Field Residents Association and support the analysis and conclusions of the planning consultants commissioned by the Association (attached).</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO17841
Full Name	David and Jane Elsmore
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>We are members of the Grove Field Residents Association and support the analysis and conclusions of the planning consultants commissioned by the Association (attached).</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO17899
Full Name	Dave Davies
Company / Organisation	
Position	
Agent Name	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Please find attached a reports commissioned by a residents association (GFRA) challenging the current plans for additional building in the Tring area.</b></p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO17959
<b>Full Name</b>	Mr Michael Burbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	This appears to miss out transport especially green transport and education are these covered elsewhere?
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18008
<b>Full Name</b>	mr Richard Lambert
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I wanted to quickly summarise how I feel about your plans for the redevelopment of Tring. I visited the recent Public Consultation event held at the Pendley Manor Hotel and had a conversation with a number of people from Dacorum there. The attached document deftly sets

	<p>out the detailed views, but in summary (GFRA DOCUMENT) , my own views can be summarised in a handful of bullet point.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18079
<b>Full Name</b>	Mr Graham Bright
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached the response from the Grove Fields Residents Association, which I fully endorse</p> <p>My personal position, in summary is as follows:</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18136
<b>Full Name</b>	Peter and Cathy Davidson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Further opinions and ideas are given in Grove Fields Consultants report attached</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18193
<b>Full Name</b>	Nicky and Dave Hulse
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please see attached the Grove Fields Residents Association's responses to the proposed developments in Tring, which we concur with and of which we are a member</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18246
<b>Full Name</b>	Gail Skelton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing as a member and in support of BRAG to voice my concerns over the latest building proposal to my home town. However I have to confess that I usually have the cynical opinion that this will count for very little and to this extent, I sincerely hope that I am proved wrong.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18306
<b>Full Name</b>	Terry and Jennifer Elliott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We are members of the Grove Fields Residents Association and as such support their recommendations.</p> <p>We are writing in our own capacity as long term residents, (one of us being a local teacher for over 30 years), to add our personal comments regarding the proposed increase in housing in Tring, as a result of the published Strategic Planning Options for the area.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18474

Full Name	Melanine Llewellyn
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO18520
Full Name	Mrs Juliet Chodzko
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>I should like to add my name to the issues put forward in the attached (BRAG Response). I feel that the special needs of Berkhamsted have not been considered properly.</b></p> <p>.....</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO18567
Full Name	Captain Andrew Cassels
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I entirely agree with all responses given by BRAG (Berkhamsted Residents Action Group).</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO18613
Full Name	Lindy Weinreb
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</li> </ul>
Include files	
Number	Question 7
ID	LPIO18660
Full Name	Hilary Abbott
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p>



	<p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18706
<b>Full Name</b>	Paul and Gillian Jenkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p> <p><b>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18752
<b>Full Name</b>	Berkhamsted Citizens
<b>Company / Organisation</b>	Berkhamsted Citizens
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b>

	<p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18799
<b>Full Name</b>	Lyndsay Slater
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18848
<b>Full Name</b>	Andrew and Margit Dobbie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p>

	<p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18894
<b>Full Name</b>	Katherine Cassels
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I entirely agree with all responses given by BRAG (Berkhamsted Residents Action Group).</p> <p>...</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO18972
<b>Full Name</b>	Mrs Emma Robertson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please find attached the final report written on behalf of Grove Field Residents Association. It states what we believe to be the best case scenario for Tring with the proposed increase to the town. Please read and include the report findings in your final decision.</p>

	<p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19035
<b>Full Name</b>	Barbara Gainsley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I attended the meeting of Berkhamsted Citizens, and my views are reflected in the conclusions we came to on the night, and our concerns about the proposed development.</p> <p>Berkhamsted is a town in a valley, it is limited by its geography, and also hugely limited by its resources and infrastructure.</p> <p>Please accept this email as my response to the proposal, I am in complete agreement with these concerns voiced by our Citizens.</p> <p>Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19092
<b>Full Name</b>	Bill Ahearn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I wish to register my objections to some of the proposals under consideration on the grounds they are simply to excessive and feel a more moderate scheme as set out in the attached report would be suitable</p>

	<p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19150
<b>Full Name</b>	Ms Sarah Hain
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I completely support the points discussed by the attached Report responding to the DBC planning consultation document. It addresses my own emotional and practical concerns about the town in which I live, as well as the wider area concerned, with a professionalism giving expert weight to its conclusions.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19208
<b>Full Name</b>	Grove Fields Residents Association
<b>Company / Organisation</b>	Grove Fields Residents Association
<b>Position</b>	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I attach a copy of the formal submission report raised in consultation to the Issues and Options paper on behalf of the Grove Fields Residents Association (GFRA). The GFRA represents 325 people, and I confirm that as of the 11th December 2017, this submission represents the position of all 325 members.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO19265
Full Name	Marcus, Jane, Abigail and Jennifer Fox
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Our family ( 4 adults) live in Tring and are extremely concerned about the proposed increase in housing for Tring. We are all members of Grove Fields Residents Association and attended the meetings at Pendley and Tring Town Council so that we could make an informed decision regarding the proposal from Dacorum Borough Council. GFRA response attached.</p> <p>We urge you to consider the issues and proposals in the attached report. Please do not develop Tring and further compromise the town's infrastructure. We feel strongly that green belt land should be preserved for future generations.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance</p>

	of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19319
<b>Full Name</b>	Stuart, Miranda & Melissa Kay
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19366
<b>Full Name</b>	Wai Tang and Greg Barfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please note we are aware that the Berkhamsted Residents Action Group (BRAG) has responded in full to the "Issues & Options" consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept

	<p>this as confirmation that we wish DBC to add BRAG's responses under our name.</p> <p>We wish to add our concerns to the DBC local plan issues and options consultation.</p> <p>We are particularly concerned about the following</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19415
<b>Full Name</b>	Philippa Jones
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I enclose a response to the impact of Dacorum Local Plan on Berkhamsted. This document was drawn up by a number of people including myself, and based on the Berkhamsted Citizens meeting on the Local Plan</p> <p><b>Question 7</b></p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19470
<b>Full Name</b>	John Wignall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I would like to endorse the findings of the attached report prepared for the Grove Fields Residents Association.



	<p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19527
<b>Full Name</b>	Kevin Cullen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please refer to the attached report.(BRAG)</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19585
<b>Full Name</b>	Mark Lawson and Sharon Wilkie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I do agree with the principle that more housing is probably required however there has to be a common sense approach to the problem and considerable thought

	<p>has got to be given to a proper infrastructure and the funding to support that.</p> <p>I do hope you take the time to read this report and look at the positives and alternatives in the document which I think is a lot more balanced than I expected.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19641
<b>Full Name</b>	Vivienne Inmonger
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p>Further examination, including linkage with neighbouring authorities and infrastructure requirements, is necessary in order to demonstrate that the release of green belt land is proportionally necessary to meet housing need</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO19701
<b>Full Name</b>	John Inmonger

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p>Further examination, including linkage with neighbouring authorities and infrastructure requirements, is necessary in order to demonstrate that the release of green belt land is proportionally necessary to meet housing need</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO19754
Full Name	Ben Barth
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Here are my comments on the proposed local plan are set out on the attached document which I fully endorse (full document on q 46)</p> <p><b>Question 7</b></p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals.</li> </ul>
Include files	
Number	Question 7
ID	LPIO19823

Full Name	Jon Esson
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I am a member of the Grove Fields Residents Association and support the findings set out in their report as attached</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO19907
Full Name	Chris Smith
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I am against this development because of the pressure on the infrastructure of Tring, I am also concerned about that effect it will have on traffic and wildlife in the area as it is greenbelt land. (Response GFRA )</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	

Number	Question 7
ID	LPIO19964
Full Name	mrs sue van rhee
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Please find attached the document produced on behalf of the Grove Fields Residents Association, which details how strongly we feel about the proposed developments on Green belt land and without the appropriate supporting infrastructure..</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO20021
Full Name	Kate and Ben Marston
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>As residents of New Mill, Tring, my husband and I would like to register our response to the Grove Fields Residents Association Report (attached).</p> <p>We agree with the recommendation of the association and Tring Town Council that location TR-HR (Dunsley) is the preferred site for new housing, playing fields and employment site.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance</p>

	of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20078
<b>Full Name</b>	Maurice and Christine O'Keefe
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We are members of the Grove Fields Residents Association and attach below our consultant's response to your planning consultation document.</p> <p>We are all on complete agreement with the findings of this report.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20135
<b>Full Name</b>	Sherry and Haydn Bond
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please find attached a copy of the issues report for Tring.</p> <p>We love living and raising our family in a small market town.</p>

	<p>We believe the expansions planned will make Tring a difficult place to live and thrive.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20193
<b>Full Name</b>	Dianne Pilkington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>To whom it may concern,</p> <p>I am attaching a report commissioned by the Grove Fields Residents Association of which I am a member.</p> <p>I do not believe that the Town of Tring can take a huge increase in population:</p> <p>The schools cannot cope in particular the Secondary school which is already needing to expand to accommodate children already in Tring.</p> <p>The station of Tring serves all surrounding villages and is located outside of the town requiring transport. The local bus service is not sufficient and the car park full by 8 am.</p> <p>In short, as a historic Market Town Tring thrives, but will be irreversibly damaged if over developed. Proper consideration needs to be taken regarding using green belt land which has not been taken. There is not the correct infrastructure in place and I don't believe Tring could support it.</p> <p>Thank you</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer</p>

	unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20241
<b>Full Name</b>	Mr Peter Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have seen the submission to DBC by the Berkhamsted Residents Action Group (BRAG), the contents of which I support.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20296
<b>Full Name</b>	David Clarke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The attached report was provided to me by the Grove Fields Residents Association. I have reviewed the proposals outlined in the Issues and Options Consultation Local Plan to 2036 Paper, and I believe that the attached report captures the key concerns extremely well. I fully support the points raised in this report and would ask that you carefully consider them before progressing any further. In summary, I do not believe the proposals have been sufficiently thought through and in particular I believe that the fields referred to as "Grove Fields" is clearly unsuitable for residential development. I also believe that the proportion of houses that can be considered to be responsible allocation within Tring should in total be calculated at a maximum of 800 new homes, including the 500 homes that have already</p>



	<p>been allocated within the Local Plan and have yet to be fully delivered.</p> <p>Please accept this email and the attached report as my feedback on the proposed development of Tring.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20354
<b>Full Name</b>	Deborah Turnbull
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have attached a report from a planning consultant with regards to the over-development of Tring. Tring has specific issues being a small market town.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20402
<b>Full Name</b>	Jane Collis
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I would like to express my support of option 1B and endorse BRAG's response to the DBC proposals as per the attached. I am concerned by the key features of other options, as follows:</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO20463
Full Name	Mr David Parker
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I am writing in response to the Issues and Options consultation.</p> <p>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</p> <p>It is a very detailed response to the questions set out in the consultation document and I hope will be given very careful consideration by the Council.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
Include files	
Number	Question 7
ID	LPIO20511
Full Name	DR Brigitta Case

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have attended several meetings, talked with Town Councillors and Dacorum Planners to better understand the Options outlined in the Core Strategy Plan for Dacorum.</p> <p>As a Berkhamsted resident who has enjoyed associations with the town for 50 years, I feel a responsibility to speak out and air my views – shared by many with whom I have spoken on this subject.</p> <p>The 46 Questions have been eloquently answered by many and I support the answers given by both the <b>Berkhamsted Citizens' Association</b> and the <b>Berkhamsted Residents Action Group</b>. It seems to me that there is much repetition of the points made and so I have opted to write in email/letter format to list and outline the main points I feel should be considered.</p> <p>BRAG and Berkhamsted Citizens responses to this question are below - (the full document response are attached to the two Question 46</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul> <p>Berkhamsted Citizens response -</p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</li> </ul>
Include files	
Number	Question 7
ID	LPIO20558
Full Name	Christine Manning
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes

<b>Your response - Please add your response here</b>	<p>I would like to support the views put forward by the Berkhamsted Citizens Association in their response to the Core Strategy</p> <p><b><i>Do you agree with the proposed policy coverage of the new Local Plan?</i></b></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them. We need to make sure that supplementary planning guidance is adhered to, particularly our character appraisals</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20630
<b>Full Name</b>	Jane Hawkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I am writing with regards to the proposed development of Tring.</p> <p>I am concerned this development has not been investigated correctly. Please see the attached file (GFRA full response)</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20686
<b>Full Name</b>	Keiron Wybrow
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	<p>Please find attached a response document as commissioned by Grove Fields Residents association which I am a member of.</p> <p>As well as this I would like to make my own personal feelings known.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20734
<b>Full Name</b>	Christopher Townsend
<b>Company / Organisation</b>	
<b>Position</b>	Councillor, Tring Town Council
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	As a member of Tring Town Council I agree with all the responses that have been submitted by Tring Town Council
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20782
<b>Full Name</b>	Usha Kilich
<b>Company / Organisation</b>	Northchurch Parish Council
<b>Position</b>	Parish Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO20828

Full Name	Mr Iain Manson
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have also tapped into the support of Berkhamsted Residents Action Group and have attached much more detailed comments that have been put together by that group, all of which I support. These comments are rather long, but I feel it is important to repeat them in detail.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO20904
Full Name	Mr Jake Storey
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I live in Berkhamsted and have witnessed the size of the small town growing in an unsustainable manner. As a result I joined SYBRA and also now BRAG. I have attached the BRAG response to your proposals</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO20959
Full Name	Mr & Mrs J.D Batty

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>This is our response to the consultation exercise in respect of the issues and options for the Local Plan recently published. We wish that the following views and comments be taken into account in your consideration of public responses.</p> <p>The Berkhamsted Residents' Action Group (BRAG) are responding in full to the Issues and Options consultation. We hereby request that you accept this e-mail asking you to duplicate BRAG's responses under our names so that a complete repetition of BRAG's submission is avoided. We would also like to place on record our endorsement of Berkhamsted Town Council's submission.</p> <p>Q7.BRAG</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul> <p><b>Berkhamsted Town Council response</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p>The policies identified are crucial – all options should be measured against them</p>
Include files	
Number	Question 7
ID	LP1021044
Full Name	julie owen
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The attached report says what we friends of Grove Fields cannot say in the correct language.</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the</p>

	basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21109
<b>Full Name</b>	Sheron Wilkie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please find attached report regarding your proposed development in Tring as submission opposing this proposal (GFRA)</p> <p><b>GFRA Response to Question 7, full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21185
<b>Full Name</b>	Sarah Lightfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>



	<ul style="list-style-type: none"> <li>Ramifications of most policy areas on the identified sites are missing from this consultation – a significant omission</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21238
<b>Full Name</b>	Sarah Lightfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A recent report by the Chilterns Conservation Board on the Cumulative Impact of Development on the Chilterns AONB has also not been considered and should be taken into account. I strongly support their submission (below)</p> <p>Since Dacorum contains a significant expanse of the Chilterns Area of Outstanding Natural Beauty (AONB), nationally designated as one of the country's finest landscapes, and some of the area that is not designated AONB forms part of the setting of the Chilterns AONB, the Chilterns Conservation Board would welcome strong emphasis on the Chilterns Area of Outstanding Natural Beauty in the policy structure.</p> <p>A standalone policy for the AONB based on the model policy for the Chilterns AONB developed by policy planners from across the AONB (through Chilterns AONB Planning Forum in 2016) would ensure a best practice policy and cross-boundary cooperation. The model policy is available here <a href="http://www.chilterns.org/conservation/development/planning/airing.html">http://www.chilterns.org/conservation/development/planning/airing.html</a></p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21308
<b>Full Name</b>	Antony Harbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please accept this email as a formal response from both myself and my wife, as separate individuals, to your consultation. My e-mail address is used on the DBC portal for the official BRAG response but this is our personal response to the consultation.

	<p>Naturally we agree fully with BRAG's response (copy attached) and request you duplicate them individually under our separate names for the purposes of any analysis/reports generated from this consultation.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21354
<b>Full Name</b>	Helen Kington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Please accept this email as a formal response from both myself and my wife, as separate individuals, to your consultation. My e-mail address is used on the DBC portal for the official BRAG response but this is our personal response to the consultation.</p> <p>Naturally we agree fully with BRAG's response (copy attached) and request you duplicate them individually under our separate names for the purposes of any analysis/reports generated from this consultation.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21488
<b>Full Name</b>	Hightown Housing Association
<b>Company / Organisation</b>	Hightown Housing Association
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>Question 7 Do you agree with the proposed policy coverage of the new Local Plan? Yes</b></p> <p>Yes, we support the policy coverage as it reflects a lot of what the Core Strategy set out. We note that there is also an intention to include Development Management policies to replace the older Local Plan and the Site Allocations document. We support this approach.</p>
Include files	
Number	Question 7
ID	LPIO21534
Full Name	Mrs Valerie Silverton
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>I have read the proposals and strongly agree BRAG's responses.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b>      <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO21591
Full Name	Mr Charlie and Claire Laing
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>My name is Charlie Laing and I am a resident of Tring and a member of the Grove Field Residence Association. I am writing to you on behalf of my wife and I to raise our concerns over some of the options proposed in Dacorum's New Single Local Plan (to 2036).</p> <p>I enclose a copy of a report that a planning consultant submitted to Dacorum on behalf of the Grove Fields Residents Association on Monday 11th December, of which I fully support. After the last town hall meeting, it is clear this report is very closely aligned with the views of Tring Town Council.</p>

	<p><b>GFRA Response to Question 7 , full document attached to question 46</b></p> <p>We consider that the policy coverage of the new Local Plan is sufficient, proportionate and appropriate on the basis that the new Local Plan incorporates and retains specific development control in relation to the importance of Green Belt land, and further to this the topics relating to the homes and jobs needed for an area are sufficiently justified so as to robustly defend the Authority from speculative development that could potentially offer unplanned harm to strategic and important settlements with limited capacity for growth, such as Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21806
<b>Full Name</b>	Professor Jim McManus
<b>Company / Organisation</b>	Public Health Service (HCC)
<b>Position</b>	Director
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We would request that a new Local Plan should outline the need for an explicit Health and Wellbeing Policy hooks that can set expectations and shape healthy places. A Vision which supports such policy development would ensure that the Local Plan is positively prepared.</p> <p>We are pleased to see that the proposed vision articulates a clear commitment to health and wellbeing, setting out many of the aspirations that support healthy places and healthy communities. This is also clearly supported in the Plan's objectives under Sustainable Development.</p> <p><i>Areas for improvement in the Vision, Objectives and Policy</i></p> <p>Having said that, it is not clear from the plan how the Vision and Objectives will ultimately be delivered through policy; the proposed policy coverage does not explicitly pick up on health and wellbeing. By building health into planning we seek to address some of the causes of poor health from the outset and in this context, a Local Plan should take an approach in its policy setting that balances provisions for a positive, healthy environment alongside the provision of healthcare facilities.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO21874
<b>Full Name</b>	Louis Quail
<b>Company / Organisation</b>	
<b>Position</b>	

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>Please see attached letter from the Berkhamstead residents Action group which I support whole heartedly , its quite sad that we are considering building on greenbelt land which belongs to our children and theirs because of political pressure, and while we still have not explored many other options. For example why is there a lights off building culture in London where it is considered ok to build houses that are then left empty. The point being the augment for building on greenbelt land should only be one of last resort , there are plenty of other options left before launching off this one way route .</p> <p>Berkhamsted Residents Action Group response:</p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO21917
Full Name	Roger Saller
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. Having lived in Berkhamsted since the beginning of this century, I feel that I have a unique perceptive on what made the town attractive and what is now at risk.</p> <p><b>BRAG response to Question 7 (please note full document is attached to Q46)</b></p> <p><b>Question 7</b> <i>Do you agree with the proposed policy coverage of the new Local Plan?</i></p> <p><b>Yes</b></p> <ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
Include files	
Number	Question 7
ID	LPIO21942
Full Name	Thomas and Margaret Ritchie

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>I have not completed the full consultation document but my wife and my views are completely in line with the comprehensive return made by Berkhamsted Town Council.</p> <p>Berkhamsted Town Council's response: The policies identified are crucial – all options should be measured against them</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22022
<b>Full Name</b>	Gallagher Estates
<b>Company / Organisation</b>	Gallagher Estates
<b>Position</b>	
<b>Agent Name</b>	Mrs Hanna Staton
<b>Company / Organisation</b>	Pegasus Group
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Gallagher Estates generally support the suggested vision for the Borough. The Council will need to be mindful of how the different elements of its combined vision interact with one another. In particular, aspirations to meet housing needs and provide affordable new homes could be constrained by policies proposed. For example, delivering a lower number of dwellings overall (i.e. 602 and 756 dwellings per annum) will be insufficient to deliver the annual requirement to meet the identified affordable housing needs. Further, the proposed focus on the use of previously-developed land within towns and villages may also compromise the delivery of affordable homes in these locations.</p> <p>A step change in housing delivery will be required to meet the identified needs in a manner that supports affordability and it is important that this is reflected in the Council's vision for the Borough. Homes will be required on a range of sites, large and small, brownfield and greenfield, to allow the best opportunity for multiple sites to come forward at the same time without market constraint and to provide market choice to existing households and those looking to relocate to the area.</p> <p>As highlighted above, there is slight concern that the vision and objectives as currently worded with regard to focusing homes and employment within the three towns could be interpreted as prejudging the development requirements and the development strategy. As</p>

	<p>highlighted above, it is a 'chicken and egg' situation as it is understood that the vision is more of an 'aspirational' guide, however, it will be important for the Council to update the vision and objectives as necessary following the consultation exercise.</p> <p>As the consultation process proceeds, the vision could be expanded to specifically refer to the different qualities, challenges and aspirations of the 'market towns' and 'large villages' separately. Currently, these are dealt with in the same sentence, however, the role and function of these settlement categories are quite different and such differences should be set out within the vision.</p> <p>As outlined later within this response, Gallagher Estates support the objective of promoting Tring and Berkhamsted as focuses for homes, jobs and strategic services alongside Hemel Hempstead. The towns have excellent transport connections, with frequent trains to London Euston taking less than 40 minutes (and with the prospect of Crossrail extending to Hertfordshire), and a range of facilities and services providing for their own needs and those of smaller nearby settlements. It is believed that homes will need to be delivered in all parts of the Borough to meet the significant housing need and it is considered that developing the first-tier and second-tier towns will help the Council address housing needs and protect the character of Dacorum Borough's villages, protected landscapes and countryside.</p> <p>At present, not all of the overarching objectives listed in paragraphs 4.2.1 to 4.2.3 of the Document are specifically covered in the suggested objectives. For example, the Council's proposed approaches to the Green Belt and to the provision of health care facilities should be outlined in the objectives.</p> <p>Some of the objectives are not locally distinctive and could be better related to the Borough's features and the specific issues that it faces.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22072
<b>Full Name</b>	Kings Langely & District Residents Association
<b>Company / Organisation</b>	Kings Langley and District Residents association
<b>Position</b>	
<b>Agent Name</b>	Jane Terry
<b>Company / Organisation</b>	Vail Williams
<b>Position</b>	Partner
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Yes, but with the caveats highlighted against each policy below</b></p> <p>The new Plan will cover the topics as set out in national policy and will broadly follow the same structure as the adopted Core Strategy, updated to incorporate the more detailed development management policies from the</p>

saved Dacorum Borough Local Plan 2004. The list of policies set out at Appendix A of the I&O paper is broadly supported. However greater emphasis should be placed on the following to reflect the strengthened vision as outlined in the response to previous questions:

Sustainable Development:

- Distribution of Development – the focus to be on Hemel Hempstead, regeneration schemes and the effective use of previously developed land to minimise the need for the further take of greenfield / Green Belt land;
- Selection and management of development sites – which should be in accordance with the vision for the Borough and Kings Langley in particular
- Managing selected development sites
- Identified Proposals and Sites – which should be in accordance with the vision for the Borough and Kings Langley in particular
- The Towns and Large Villages – Greater differentiation should be made between these two tiers of settlements in terms of their role and ability to provide services to the local area
- Green Belt – where any infringement of Green Belt land should be kept to a minimum and only after stringent assessment of all other alternatives has been carried out and rejected.

Homes and Communities:

- Local allocations – All local allocations should be proposed in accordance with the vision and Place Strategy for each individual settlement. For instance, for Kings Langley, allocations should be focussed on the existing built-fabric of the village taking advantage of the scope for the redevelopment of existing previously developed sites (in particular cross-boundary development into Three Rivers); take into consideration the need to protect its existing character through protection and enhancement of the historic environment and separation with neighbouring towns through the retention of the strategic gap
- Optimising the use of land – robust assessment of the extent to which previously developed land can be utilised to meet future development needs must be made before any other alternative option is considered. Currently it is not considered that this element has been adequately assessed.

Looking after the Environment:

- Landscape Character – should include the protection and identification of strategic gaps between settlements over and above the Green Belt designation
- Green Infrastructure – protection of existing green spaces whether they are within the urban fabric or act as the setting to individual settlements, and provision of new
- Quality of the Historic Environment – to be strongly protected (including from the impact of new development) and enhanced



- Development affecting the historic environment; archaeological remains, historic parks and gardens and/or listed buildings
- Development affecting Conservation Areas - to be strongly protected (including from the impact of new development) and enhanced

Place Strategies:

Support is given for the preparation of Place Strategies for each of the listed main settlements of the Borough along with key employment and redevelopment areas of Maylands Business Park. However, there are major concerns regarding infrastructure which will need to be robustly reviewed and addressed for further development to come forward.

However, it is noted within the Hemel Hempstead Place Strategy that sites identified for potential development include those for Kings Langley as well. This is not only inaccurate but is misleading when it comes to consideration of the growth options. Whilst the focus of development on Hemel Hempstead is recognised and supported, Kings Langley is a distinct and separate settlement and should not fall to be considered as part of Hemel Hempstead.

QUESTION 7 - Summary Representation and Response Sought:

The separate nature of Kings Langley should be made clear by the removal of all Kings Langley sites from the Hemel Hempstead map. (For clarification, these sites include land at: Wayside Farm (KL-h3), Rectory Farm (KL-h2), Hill Farm (KL-h1) & Shendish (HH-h3), Kings Langley.

The footnote to the Place Strategies policy section states that '*Coverage will be provided for the settlement of Kings Langley .... although specific policies for these settlements are likely to be unnecessary*'. Objection is made to this statement which should be deleted, and the remaining settlements of the Borough including Kings Langley, added to the policy list for the preparation of Place Strategies. This is in order that the vision and objectives for each individual settlement adequately influence the Strategic Options for growth in the Borough and shape the future of each settlement. It should be noted that whilst Kings Langley is close to Hemel Hempstead, that it is a distinct and separate village and should be identified and acknowledged and with separate policies established to retain it as such.

QUESTION 7 - Summary Representation and Response Sought:

All settlements of the Borough, including Kings Langley as a separate entity from Hemel Hempstead, should be added to the policy list for the preparation of Place Strategies.

Accommodating Future Growth Levels - Housing Capacity

We acknowledge the work already done in identifying capacity for 10,940 new homes up to 2036 including

brownfield sites and greenfield sites which have already allocated.

The efforts that Dacorum are taking, set out at paragraph 10.1.4 of the I&O paper are fully supported namely:

- Allowing housing on land which is no longer needed for employment uses;
- Encouraging higher densities and taller buildings on sites where this won't be damaging to the area's character i.e. Hemel Hempstead town centre and Spencer's Park, North Hemel Hempstead; and
- Making modest allowance for small 'windfalls'.

However, we don't accept that the figure of 10,940 is necessarily the upper level which can be accommodated without the use of greenfield sites. Further work to identify additional capacity through the 3 means bulleted above needs to be rigorously undertaken before any greenfield or Green Belt sites are considered.

We are also of the opinion that further work needs to be undertaken to explore the cross boundary inter-relationships between provision of housing, facilities and services, and the opportunities that exist for the identification of suitable sites for allocation. This is particularly relevant in relation to Kings Langley which has been highlighted as a 'cross-boundary settlement'. Opportunities exist (identified through the I&O paper and at Figure 25 Kings Langley Vision Strategy of the adopted Core Diagram, for the redevelopment of employment land to the east of the River Gade in Three Rivers Borough area which could be used for alternative purposes (including housing). That this area presents potential opportunities to meet development needs and that it relates strongly to the main settlement of Kings Langley means that cross- boundary discussions should be taking place through the Duty to Cooperate with Three Rivers Council, for this area to come forward for development and that the resulting housing and employment yield should count towards the Dacorum needs figure. The same applies in relation to the Gorhambury Estate, East Hemel within St Albans District.

QUESTION 7 - Summary Representation and Response Sought:

- Further work to identify additional capacity through the 3 means bulleted above needs to be rigorously undertaken before any greenfield or Green Belt sites are
- Cross-boundary discussions should be taking place through the Duty to Cooperate with Three Rivers and St Albans Councils, for the redevelopment of land to the east of the River Gade and at Gorhambury Estate, East Hemel to come forward for development and that the resulting housing and employment yield should count towards the Dacorum needs figure.

**Include files**

**Number**

Question 7

<b>ID</b>	LPIO22096
<b>Full Name</b>	Crest Nicholson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Sarah Moorhouse
<b>Company / Organisation</b>	Lichfields
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	It will be important to have clarity in respect of the sites identified for housing development and consistency will be required between " <i>Identified proposals and sites</i> " and " <i>Local Allocations</i> " – only category one may be required. See section 4.0 of the Land at Blegberry Gardens, Berkhamsted (Site Be-h6) - Representations to Dacorum's New Local Plan: Issues and Options (Nov 2017) document by Lichfields on behalf of Crest Nicholson Chiltern.
<b>Include files</b>	<a href="#">Sarah Moorhouse Crest Nicholson-15426 Land adj. to Blegberry Gdns, Berkhamsted Reprs (13.12.17).PDF</a>
<b>Number</b>	Question 7
<b>ID</b>	LPIO22123
<b>Full Name</b>	Mrs Hayley Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22167
<b>Full Name</b>	Mr Peter Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22211
<b>Full Name</b>	Miss Sophie Gillard

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22454
<b>Full Name</b>	Ashleigh Michnowiec
<b>Company / Organisation</b>	Harrow Estates plc
<b>Position</b>	
<b>Agent Name</b>	Mrs Sam Ryan
<b>Company / Organisation</b>	Turley Estates
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Paragraph 4.3.3 of the consultation document indicates that the new Local Plan will follow the same broad structure as the Core Strategy, and will need to incorporate the development control policies from the previous Dacorum Local Plan. While Harrow Estates plc agrees with this, they are concerned that the consultation document is not clear about identifying new allocations. Since the council is preparing a new comprehensive local plan it will need to ensure that the plan identifies (allocates) sufficient sites to meet the development needs of the borough; for housing development that requires the identification of sufficient sites to meet at least the first 10 years' housing requirement - this will necessitate the release of some land from Green Belt.
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22488
<b>Full Name</b>	Mr & Mrs Lisa-Lotte & Henrik Hansen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<b>Please find below our response to the new Local Plan consultation. I fully support Brag's response on this matter (see below)</b>

	<ul style="list-style-type: none"> <li>• Policies identified are crucial – all options should be measured against them</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22538
<b>Full Name</b>	Mrs C Longbottom
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>I support all answers and comments to the Issues &amp; Options Consultation document noted on the Berkhamsted Town Council website</b></p> <p>The policies identified are crucial – all options should be measured against them</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22608
<b>Full Name</b>	Mr & Mrs Mehew
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We write as residents of [REDACTED]</p> <p>[REDACTED]</p> <p>in response to your consultation on the Local Plan to 2036. We have also seen and agreed with the response to be submitted by the Meadway Residents Action Group (MRAG) (<b>see comments LPIO18384, 18385</b>) and the draft response prepared by Berkhamsted Town Council.</p> <p><b>Berkhamsted Town Council Response:</b></p> <p>The policies identified are crucial – all options should be measured against them</p>

<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22665
<b>Full Name</b>	Lewis Claridge
<b>Company / Organisation</b>	NHBE
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>Minerals</b> The reference to the Minerals Local Plan for Hertfordshire in paragraph 3.6.2 and in 4.3.2 is welcomed
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22670
<b>Full Name</b>	Lewis Claridge
<b>Company / Organisation</b>	NHBE
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>Waste</b> The reference to the Waste Local Plan for Hertfordshire in paragraph 3.6.2 and in 4.3.2 is welcomed, as is the inclusion of reducing waste as an objective of the emerging Single Local Plan
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22684
<b>Full Name</b>	Lewis Claridge
<b>Company / Organisation</b>	NHBE
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>Question 7 – Do you agree with the proposed policy coverage of the new Local Plan?</b>

	<p>Regarding the 3rd bullet point on infrastructure provision, the list needs to include transport related policies – public transport, pedestrian / cycle infrastructure, highways.</p> <p>The Natural, Historic &amp; Built Environment Advisory Team notes that chapter 17 in the Core Strategy refers to conserving the historic environment. This contains useful information and a sound policy (CS27: Quality of the Historic Environment) and this should be continued in the new Local Plan.</p> <p>The Local Plan should include a strategic GI policy; it should also be embedded across all relevant strategic policy areas such as water management, sustainable transport, etc. In line with PPG a GI plan should show existing and proposed GI networks. There should be reference to the Hertfordshire GI Strategy, Hertsmere GI Strategy and how these translate into local projects.</p> <p>Regarding Appendix A: Draft list of policies for Local Plan. Under “Looking after the environment”, this should include a policy on land management. This is because little else actually refers to <i>how</i> the environment is to be looked after as it focuses on <i>what</i> is to be looked after. Trees and the canal are mentioned but the concept relates to many of the other policy topics. This distinction must be recognised. Policy should seek to secure land management practices which help to deliver the other objectives of sustainable development in respect of ecology and ecosystem services.</p> <p>It is not clear as to what <i>sustainability offsetting</i> refers. If biodiversity offsetting is meant by this, this is a recognised approach but not one required by national policy and should be considered as such within any local policy where appropriate.</p> <p>There should be a policy which includes ecosystem services to reflect the generic ecological process which sustain a healthy environment over and above the resources themselves.</p>
<b>Include files</b>	
<b>Number</b>	Question 7
<b>ID</b>	LPIO22795
<b>Full Name</b>	Mr Patricia Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	More work should be done to explore cross boundary opportunities for additional brown field sites
<b>Include files</b>	

## Report Settings Summary

Event	<b>Local Plan Issues &amp; Options November 2017</b>
Total Responses	<b>22,707</b>
Total Respondents	<b>2,376</b>
Filtered Responses	<b>519</b>
Filtered Respondents	<b>492</b>
Questions	<p><b>Question 8</b></p> <p><b>Do you agree with the proposed broad approach to distributing new development?</b></p> <p><b>Yes/ No</b></p> <p><i>If no, please explain what alternative approach, or changes to our current approach, you would like and why. Where possible, support your answer with reference to any evidence.</i></p>
Filter	<i>(none)</i>
Consultation Point(s)	<b>ID-4764245-QUESTION-8</b>
Pivot	<i>(none)</i>
Document Name	Question 8 - Summary Report
Created on	2019-04-16 15:16:38
Created by	Strategic Planning Admin



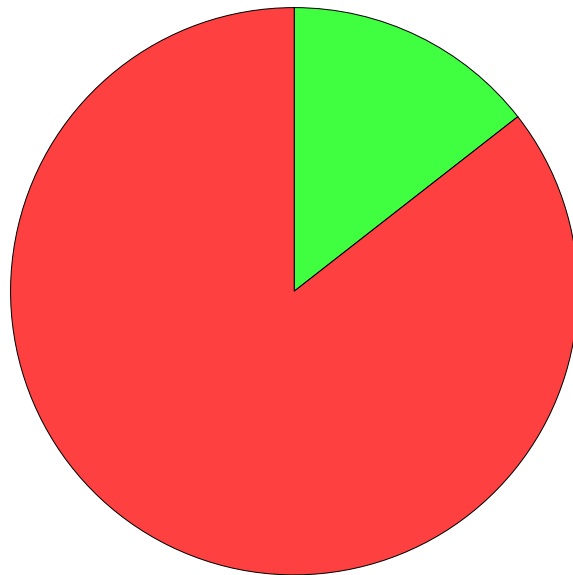
Your Opinion

Question responses: **519 (100.00%)**

**Question 8**

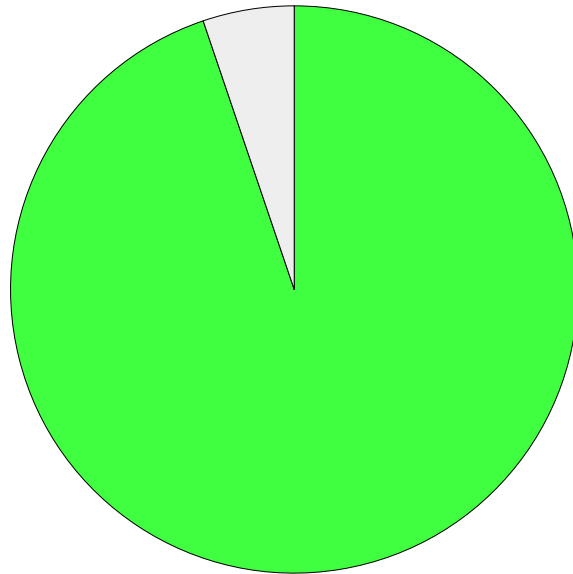
**Do you agree with the proposed broad approach to distributing new development?**

**Yes/ No**



	<b>% Total</b>	<b>% Answer</b>	<b>Count</b>
<span style="color: green;">■</span> Yes	14.45%	14.45%	75
<span style="color: red;">■</span> No	85.55%	85.55%	444
Total	100.00%	100.00%	519



## Responses

Question responses: **492 (94.80%)**

	% Total	% Answer	Count
■ Responses	94.80%	100.00%	492
■ No Response	5.20%	--	27
Total	100.00%	100.00%	519

## Supporting evidence

Question responses: **8 (1.54%)**

	<b>% Total</b>	<b>% Answer</b>	<b>Count</b>
 Responses with File(s) Uploaded	1.54%	100.00%	8
 No Uploads	98.46%	--	511
Total	100.00%	100.00%	519

## Issues and Options All Responses to Question 8

<b>Number</b>	Question 8
<b>ID</b>	LPIO14
<b>Full Name</b>	Mrs Jennifer Ponsford
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I do agree with concentrating development in existing towns close to services and amenities but feel you should be aiming for much higher densities to support a greater level of services and reduce the need to take so much land out of the greenbelt. This approach should however, be supported by a much greater increase in public transport provision.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO32
<b>Full Name</b>	rosie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	So long as they maintain their own identities and not join in the middle and merge as one
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO44
<b>Full Name</b>	Mr David Munnery
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with this approach in principle but there should be some conditions applied which rule out disproportionate development for smaller towns.
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO49
<b>Full Name</b>	Mr Derin Mellor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>To pick up on you key points:</p> <ul style="list-style-type: none"> <li>• make the most efficient use of land and local service provision: The existing local services (school and healthcare) are already stretched- add 2000 odd houses would have to provide appropriate services. I don't see these in the proposals?</li> <li>• minimise impacts on the Green Belt: Why are you favouring virgin farm land over brown field - take Bovingdon Airfield?</li> <li>• reduce the need to travel to access jobs and services: There has been minimal provision for jobs meaning 95% of adults will have to travel.</li> <li>• protect the appearance and distinctiveness of the area: With this style of houses currently being built in this area I'm sorry to say that that will definitely be affected.</li> <li>• safeguard the countryside and attractive landscapes from development: I thought that was the whole purpose of the Green Belt but accepting these proposals would effectively make it a free-for-all for developers to bend central government</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO61
<b>Full Name</b>	Mr David Hicks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The land to the south of Shendish Manor and between Ruckler's Lane is not a sensible place to build a whole new village of 700 homes, at all. No roads, the GP in KL is currently under huge pressure anyway, the station car park is often full, the infrastructure is not there, nobody wants it, and it's precious green belt countryside that is used by nature lovers, dog walkers and local residents as a place to wander through and enjoy. Turn it into a</p>

	Nature Reserve for people to visit, yes. Build 700 small houses on it with no thought for any resident, no.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO77
<b>Full Name</b>	Mr John Lilley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO122
<b>Full Name</b>	Mrs Lynne Head
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Broadly speaking, yes, but I hope that green belt sites would be firmly at the bottom of your list of potential sites.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO149
<b>Full Name</b>	Mrs Rebecca Sterling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Development should be focused around existing towns like Hemel tring or berkhamsted which have the infrastructure to support it. It's unsustainable to be building new homes around villages like kings Langley with a lack of public transport, schools, shops and healthcare. It will only add to the existing traffic issues compared to towns which are more sustainable for this type of development adding many more cars on the roads.. Brownfield sites should be developed rather than greenfield sites Which need to be protected.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO151
<b>Full Name</b>	Mr John Hodgkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	How can you justify the statement "It chiefly focuses new development on the main towns, with lower levels of development directed towards the three larger villages.", when Kings Langley, population approx 5,000, is threatened with up to 2,000 new homes which will DOUBLE the population. Are you proposing housing for an extra 100,000 in Hemel Hempstead?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO162
<b>Full Name</b>	Mr John Shaw
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There is a disproportional allocation of housing for Kings Langley and I cannot support building on green field sites.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO172
<b>Full Name</b>	Mr Tony McLean
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The main areas for development should be around the larger towns, where there is substantial infrastructure that can more easily be augmented as part of development. The plan places too much on Kings Langley and Bovingdon. Kings Langley is already

	becoming an overcrowded difficult place, particularly with regards to traffic. Go there in the morning/evening, go there on a Saturday and then try to get to Apsley through to Hemel. The plan needs to be more realistic, stop putting pressure on smaller villages, stop farmers and land owners trying to cash in and sell out our green spaces. This is just wrong and you know it.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO210
<b>Full Name</b>	Mr Martin Cotton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	"Minimise impacts on the green belt"? No - rule the green belt out comprehensively. "Reduce the need to travel to access jobs and services"? Is DBC suddenly going to be transformed into a work creator? You will be entirely at the mercy of external agencies.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO271
<b>Full Name</b>	Mrs Niki Pinchin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Green Belt should not be an option, particularly for an over-crowded village straining from poor infrastructure already. Likewise suggesting to nearly double Kings Langley's population, filling in the green field gaps from the M25/J20 to Hemel removes its identity altogether.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO289
<b>Full Name</b>	Ms Jane Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	More contradictions. Minimise impacts on the green belt - so why propose thousands of home are built on it? reduce the need to travel to jobs - then why not look at where people work and build houses there? half of any newcomers to the are will work in London and this will have a negative impact on roads and station parking.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO323
<b>Full Name</b>	Mr David Stanier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The main issue is green belt land use rather than concentrating on other areas. Then the issue will be nearness to places of work as both the roads and the bus service need to support access to work.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO389
<b>Full Name</b>	Ms Penny Gore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Do not build on Green Belt. The 'distinctive landscape character, open spaces, biological and geological diversity and historic environment' which you cite as being such an important jewel in Dacorum's crown must not be handed to developers to squander.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO420
<b>Full Name</b>	Mrs Carole Freed
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building should be concentrated on larger towns where the infrastructure is in place rather than villages likes Kings Langley. We need to retain our green belt and the village cannot cope with much more building. The roads through the village and surrounding areas are impossible at peak times and even outside of those hours it is very difficult. No thought is given to how communities like ours in Kings Langley will cope with the impact. We need homes, yes, but not on the scale which is proposed.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO431
<b>Full Name</b>	Mrs christine kavanagh
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the principles outlined in your broad approach. However, there appears to be little correlation between the plan's objectives and broad approach with the actual proposals made. If the plan were to truly reflect the proposed objectives, there would not be such a significant number of new houses designated to be built on green fields. There would also be a greater focus on protecting the rural character of outlying villages. I do not believe enough effort is being made by this council to achieve this plan without sacrificing the distinctive rural character of outlying areas.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO445
<b>Full Name</b>	Ms Julia Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Your Local Plan is being determined by which land owners want to realise their assets by selling their, predominately greenbelt agricultural land. This is bound to be at odds with sensible sustainable development on more suitable brownfield sites.

	<p>Using small pockets of land for hundreds of houses will have a detrimental impact on the towns and villages, both environmentally and socially, as the infrastructure is not sufficiently robust to accommodate this level of building and the small diverse nature of the sites will make it financially unfeasible to put in the level of infrastructure required to support the overall numbers.</p> <p>Dacorum should be looking to meet their requirements by emulating Leavesden, Hatfield and Bedford and obtain the land at Bovingdon Airfield to build a bespoke development. This would enable the developers to put in the infrastructure together with the houses and still allow space for commercial activity, i.e. filming to carry on. An access could be created directly to A41 with cycleways and footpaths linking the development to Bovingdon, Chesham and Hemel Hempstead. A new school/academy could be built from pre-school to 6th Form with sufficient playing fields. Shops, Leisure facilities, medical centre, etc.</p> <p>If the government are going to impose these numbers on an already strained area then it should be them who facilitate suitable sites.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO446
<b>Full Name</b>	Ms Julia Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>In general the principles are ok, but your goal to 'minimise impacts on Greenbelt' and 'Safeguard the countryside and attractive landscapes from development' are in direct conflict with the proposed schemes.</p> <p>All four sites identified at Bovingdon are 'greenbelt' sites, as are many of the other sites earmarked across Dacorum.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO491
<b>Full Name</b>	Ms Louise Crown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	Building hundreds of houses on green belt land is not preserving it. The impact will be colossal and not minimised. The proposals are not particularly efficient when there are so many empty houses in Hemel Hempstead and there is so much unused office space across the area.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO538
<b>Full Name</b>	Mrs Sarah West
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO564
<b>Full Name</b>	Mrs Caroline Williams
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	With the exception of minimise impacts on the green belt. There should be NO impacts not the Green belt, it is absolutely your job to protect the countryside and attractive landscapes from development, which you are current plan for Kings Langley is direct opposition to.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO578
<b>Full Name</b>	Georgina Tregoning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I do not believe that Tring and Berkhamsted will be able to retain their current characteristics if large scale expansion takes place, especially unless the roads,

	schools, surgeries and other infrastructure required are built.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO594
<b>Full Name</b>	Mrs Saunders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the principles outlined in your broad approach, however, there appears to be little correlation between this and the proposals being made. If the plan were to truly reflect the proposed objectives, there would not be such a large number of new houses designated to be built on green belt land. There would also be a greater focus on protecting the rural character of our small towns and villages.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO617
<b>Full Name</b>	Mrs Carole Stokes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building on our green belt is not minimizing the impact. Once it is gone it is gone for ever, along with the natural flora and fauna.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO660
<b>Full Name</b>	Mr David Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	<p>Yes I agree with proposed approach to distributing new development however the local plan seems to contradict this approach with too much housing expansion in Tring and other larger villages.</p> <p>Example</p> <p>If currently approx 5000 homes in Tring a proportional growth plan would be no more than 1000 houses over a 20 year period not</p> <p>2a option 1600+500 or 3 option 2667+500</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO755
<b>Full Name</b>	Mrs Lin Phillips
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I do not agree that Berkhamsted could successfully sustain the extra pressure upon transport, schools and the environment that would be caused by building all those houses on the fields referred to as South Berkhamsted. This development would have a damaging impact upon the character and use of the town, by too many more daily car journeys and service users, particularly school children. There needs to be more thought about alternatives for meeting the need for additional housing without such a huge negative impact on the existing residents of the town, and upon the environment.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO767
<b>Full Name</b>	Mr David Palfrey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Planners and politicians need to work hard to keep the green borders which define our smaller villages and focus development on existing sites. Raiding the green belt areas around Kings Langley is the easy option and local populations will not forget when it comes time to vote.</p>
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO796
<b>Full Name</b>	Mrs Catherine Marks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I don't believe your proposals have made the most of the efficient use of land, for example building in the main town of Hemel on already developed land.</p> <p>I don't believe you are minimising the impact on greenbelt land when you have proposed 4 sites in Bovingdon on Greenbelt land. How is that minimising the impact?!</p> <p>How are you protecting the distinctiveness of the local villages when you are proposing to ruin that distinctiveness of hundreds and thousands of homes in Kings Langley and Bovingdon.</p> <p>You say you want to safeguard the countryside, if that is the case then Greenbelt land should not be an option and you should look at ALL sites in Hemel Hempstead.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO834
<b>Full Name</b>	Mrs Valerie Lee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The decision to include working farmland in this review is ludicrous. What about future generations, are we to have no farms at all?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO856
<b>Full Name</b>	Mr Stephen Bevan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO880
<b>Full Name</b>	Mr Ian Jones
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Berkhamsted is a market town it has a 34% development rate of development of housing above the planned level in the core Strategic plan with no infrastructure improvements to keep up. It is a constrained site with man- made ( Canal, Rail and the by pass) and natural barriers. Hemel in the mean time is a town with good access it is below its target and therefore should make up the shortfall.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO917
<b>Full Name</b>	Ms Stephanie Knowles
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Your focus must be to 'safeguard countryside' and 'Greenbelt' as well as provide for the growing population in this area. Your plans of mass building in the rural village of Kings Langley will ruin the natural environment for every and not provide for the growing population as the infrastructure is not there and the sense of community will be lost - which a population requires in order to feel a valued and beneficial member of society. There are many, many alternatives that should be considered first.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO952
<b>Full Name</b>	Mr Robin Knowles
<b>Company / Organisation</b>	
<b>Position</b>	



<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Your proposed approach relies on overloading the current villages in the area and imposing additional traffic on already crammed roads. My alternative approach would be to build a new town in a different suitable location away for us.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO967
<b>Full Name</b>	Mr Roger Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Within Tring all the proposed development is on Green Belt land. This clearly does not meet the target of " minimise the impact on Green Belt land".</p> <p>The draft Settlement Hierarchy Study, concludes that our existing approach to the distribution of development correctly reflects the different characteristics of each place. Nonsense, for Tring the envisaged 30% to 50% increase in the population of the town completely ignores the characteristics of this market town.</p> <p>We have one town in the district that could be developed without unduly affecting the character of the town and that is Hemel Hempstead. The growth envisaged for Hemel is no where near as large a percentage increase as that envisaged for Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO968
<b>Full Name</b>	Mr Roger Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Within Tring all the proposed development is on Green Belt land. This clearly does not meet the target of " minimise the impact on Green Belt land".</p>

	<p>The draft Settlement Hierarchy Study, concludes that our existing approach to the distribution of development correctly reflects the different characteristics of each place. Nonsense, for Tring the envisaged 30% to 50% increase in the population of the town completely ignores the characteristics of this market town.</p> <p>We have one town in the district that could be developed without unduly affecting the character of the town and that is Hemel Hempstead. The growth envisaged for Hemel is no where near as large a percentage increase as that envisaged for Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO974
<b>Full Name</b>	Mr Philip Anderson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Infrastructure cant cope: roads, trains, schools, health care, etc etc. Building homes without first considering (and mitigating) all of these points is simply a 'target hitting policy' built on nonsense.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1000
<b>Full Name</b>	Mr Dominic Lawrance
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1019
<b>Full Name</b>	mr Tish Seabourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	1 Yes, but • Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1072
<b>Full Name</b>	Ms Tish Seabourne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	However for Berkhamsted the options fail to meet this.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1077
<b>Full Name</b>	Mr Dominic Gibberd
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Efficiency of the existing housing stock, rather than mindless development of the countryside should be the focus. Empower smaller developers to infill and redevelop poor stock.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1138
<b>Full Name</b>	Mr Stephen Shelley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I think the plan is poorly thought through. The council should seek to increase density rather than building on green belt. The proposal will destroy the character of Berkhamsted which has already been very badly affected

	<p>by the recent rapid increase in housing. The infrastructure simply can't cope with the current population. Strong preference for 1b given the the existing plans for Berkhamsted.</p> <p>There is clearly a greater need for national planning as "new towns" would be a more sensible approach.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1141
<b>Full Name</b>	Mrs Morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There is little indication that Berkhamsted could withstand any of the housing development proposals. The loss of surrounding greenbelt would have a detrimental effect to the 'pleasant and happy market town' that the document states.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1174
<b>Full Name</b>	Mr John Ingleby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The broad approach should rule out building on Green Belt land, and continue to concentrate on brownfield sites.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1199
<b>Full Name</b>	Mr Bernard Richardson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Local Plan has been influence by which landowners wish to realise their investments by selling their, mainly, Green Belt Land. This must be at odds with a common sense sustainable development on more suitable brownfield sites.</p> <p>The Local Plan is a short term fix to achieve the number of required houses with the only measure of success being the number of houses constructed. It is most certainly not sustainable because it is destroying the very Green Belt land that we have struggled to protect. In recent years the Parish Council and pressure groups have worked hard to protect Green Belt land through the planning process and sometimes planning appeals. Now it appears that all this effort is to no avail as green Belt land is destroyed in order to hit targets.</p> <p>Dacorum Borough Council should have a longer term strategy which uses Brownfield sites such the disused airfield at Bovingdon. It should be developed to achieve an holistic solution to the problems by creating;</p> <ol style="list-style-type: none"> <li>1 Housing of all types.</li> <li>2 Areas of recreation, footpaths, cycleways and allotments</li> <li>3 A much need new road (just three miles) connecting the Bourne End Junction of the A41 with the Chesham Road to the North West of the airfield thereby relieving the current residential B4505 road of many HGVs and other vehicles.</li> <li>4 The new road would provide access to the Bovingdon Market and to the TV/Film studios operating there. Reducing traffic through the village further.</li> <li>5 A relocated school moved from the High Street would allow additional parking and community services to be created in the village centre encouraging people to use local shops and facilities and reducing traffic in/out of the village.</li> </ol> <p>Similar airfield developments have been successful in Bedford and Leavesden</p> <p>All four proposed development sites in Bovingdon are on Green Belt land and should not be considered in anyway until Brownfield sites have been exhausted. Three of the Green Belt sites will rely on access through existing residential areas, thereby adding to the overcrowding and congestion in those areas.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1251
<b>Full Name</b>	Mr. Mark Scruton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building houses on green belt does not help to preserve the countryside. Building on green belt is the easy option that will make the most money for the developer. Precisely why it needs to be protected.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1259
<b>Full Name</b>	Sarah Harper
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I can not see any justification for building on Green Belt land. It is already under increasing pressure and the Council should be protecting it as a priority and not allowing those that hold the free hold to realise profit from agricultural land through mass over development that will add nothing to the local communities and eliminate open space for ever.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1297
<b>Full Name</b>	Mrs Angela Goddard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Small market towns cannot sustain such development and the developers are only interested in making a profit. Your statements contradict the proposed plans - 'protect the appearance and distinctiveness of the area' is exactly what it will not do to Berkhamsted.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1298
<b>Full Name</b>	Mrs Angela Goddard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I accept you may have to use some green belt, but to randomly pick areas which benefit the developers above the residents is appalling. If you build on Darrs Lane field, the whole of the village will be destroyed and the developers will be laughing all the way to the bank.</p> <p>Minimise the effect on the green belt by keeping the boundaries well defined, for example between Shootersway and the bypass, and do not let it cross that boundary to erode the village..</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1300
<b>Full Name</b>	Mrs Angela Goddard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>How can you protect our villages if greenbelt is used before brownfield sites - what about Bovingdon airfield for example?</p> <p>All the objectives listed contradict the proposed plans. If you must use greenbelt, keep it all within a boundary which cannot be eroded and spread down into the village, thus changing the nature of the village - eg - Northchurch</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1318
<b>Full Name</b>	Ms judith Perera
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Cramming every more housing into any available plot of land puts enormous pressure on existing towns and villages, straining their facilities and changing their character. The driving force for this is not social concern but the profits of the developers. And most certainly NO greenbelt land should be taken for this purpose.</p>

<b>Include files</b>	



<b>Number</b>	Question 8
<b>ID</b>	LPIO1373
<b>Full Name</b>	Mrs Lisa Moore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The proposed development for King Langley is disproportionate to the actual size of Kings Langley in it's current state. It could virtually double the size of the village. We do not the infrastructure or heath and education facilities to support this. Plus, Kings Langley should remain a village.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1411
<b>Full Name</b>	Ms G Puddiphatt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No I don't agree. No future growth can be accommodated in the villages. It will change the very nature of the historic environment. All the development should take place in the towns like Watford and Hemel, on Brownfield sites (spend some money and stop moaning about the viability of these sites), so that people can buy affordable housing near to their jobs. Losing Green Belt land does not equate in importance to building a big sprawl of housing in areas where targets have already been met (Berkhamsted) and where the infrastructure can not accommodate the increase in population.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1432
<b>Full Name</b>	Mr Brian Rook
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The statement in Local Plan section 5.1.4 that "our approach . . . does not recommend any significant changes to the role of any individual towns . . ." is clearly in direct conflict to the scale of the developments being proposed here. An increase of housing in Tring from 5000 homes to 7500 homes will have a very significant effect on the role and functioning of Tring as a Market Town.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1445
<b>Full Name</b>	Miss Penelope Allsop
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No no no no, not wanted or needed
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1459
<b>Full Name</b>	Mrs Christine Ridley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There is far too much building planned on our Green Belt land.</p> <p>Most of the houses which are proposed to be built will not be affordable by the majority of local people who need to be housed. They will merely attract richer people who wish to commute, while our poorest inhabitants will be left to sleep rough. Research by the Campaign to Protect Rural England showed that since 2009 only 16% of houses built on Green Belt outside of local plans were classed as affordable, and nearly three-quarters of the housing proposed on land to be released from the Green Belt will be unaffordable for most people living in the local area. Our beautiful green belt will have been sacrificed for no gain to the local people of Dacorum.</p> <p>Furthermore, the amount of planned development is totally unsustainable both in terms of volume of traffic it will produce, pressure on services such as hospitals and schools, and water supply. The latter point is probably the most important, as the water table in our area is</p>

already precariously low. Our chalk streams are important on a worldwide scale, and if all these houses are built, the streams are bound to dry up. **All the money recently spend on our beautiful Hemel water gardens will be wasted, as the River Gade will become a dry river bed.**

Any new development should take place in existing brownfield sites. The centre of Hemel would be a good place to begin, as the middle section of the High street is very run down, and should be redeveloped with new flats, at an affordable rent. Residents here would be within easy reach of facilities, without having to step inside a car and clog up our already busy roads. Another possible place for development is Bovingdon airfield which is a brownfield site lying empty at the moment. I am sure there are other places around the town where more houses could be built, without spoiling our beautiful countryside.

Ministers have been clear that there is no need to build on Green belt land. An example of such clarification is provided in the letter from Brandon Lewis MP Minister of State for Housing and Planning 7th June 2016 to colleagues, which was cited in the letter of 24th June 2016 from CPRE Herts. to the Chief Executives of Hertfordshire Local Planning Authorities. The following paragraph is an extract from Mr. Lewis's letter.

"The Framework makes it clear that inappropriate development may be allowed only where very special circumstances exist, and that Green Belt boundaries should be adjusted only in exceptional circumstances, through the Local Plan process and with the support of local people. We have been repeatedly clear that demand for housing alone will not change Green Belt boundaries.

Also in a letter from Brandon Lewis of July 11th forwarded to DEF Chair Gruff Edwards by Dacorum MP Mike Penning:

"We have made clear that constraints such as Green Belt may limit the ability of an authority to meet its housing needs in full. Indeed there have been instances when the Planning Inspectorate found a Local Plan sound even though not all local housing need would be addressed because of these constraints."

In the 'i' on Monday 23rd October, Mr. Javid, the Communities Secretary is quoted as saying "the Government's housebuilding programme would not threaten Green Belt land", .... "the focus would be on unused 'brown-field' land in cities."

I don't understand therefore why the council is so keen to build so many new houses in our area, even on sites where it has been advised to **'exclude from further assessment and retain as Green Belt'** as on the Site Reference HH-A1, and HH-A5. Once built on, these areas will be gone for ever. Please take notice of the advice and do not build on them!!

<b>Number</b>	Question 8
<b>ID</b>	LPIO1475
<b>Full Name</b>	Mr Dylan Foster-Edwards
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building on Green Belt is against your strategy and there is no confirmation that the required support infrastructure will be in place to support these additional houses
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1492
<b>Full Name</b>	Mr Chris Marks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	It is stated that Hemel Hempstead has the capacity to take all of the new housing needed to reach Government targets. Hemel already has bus links, rail links, retail, cinemas, jobs, big enough roads and brownbelt land that can be built on especially near the M1 and industrial areas. This should be where the building of new homes takes place. No green belt land should be used and villages and market towns should not be expanded that don't have the infrastructure, jobs, suitable roads in place.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1529
<b>Full Name</b>	Mrs Rachel Conradi
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The argument does not follow the broad policy stated as the local plans aims. Distributing the housing by current size of housing stock ignores, employment,

	travel, the environment and trying to keep the beauty of the Chiltern Hills These should be the drivers
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1561
<b>Full Name</b>	MR PETER SUMMERFIELD
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As your document states "settlement hierarchy.' This relates to the size of settlements to levels of local services, facilities and infrastructure they contain. Therefore, NO development should be considered on greenbelt or greenfield sites particularly in Bovingdon as the village is already FULL.</p> <p>If houses have to be built then the owners of Bovingdon airfield should be approached with a view to developing this site - they have the land, part-infrastructure in place, easy access to the village (for all the pedestrians, cyclists!). The council should consider compulsory purchase (the money could be clawed back from the developer)</p> <p>Bovingdon already has a prison, a very busy market, now dancing on ice shows, film-making and motor sport activities, all on the airfield. The traffic generated from all these alone is huge yet the village shops do not benefit from any extra trade as pedestrians do not come into the village from the airfield. This is not fair. A new development of houses on the airfield (similar to Leavesden) would help to bring more business to the local shops.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1571
<b>Full Name</b>	Linda Hattersley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The plan to build vast numbers of new houses will damage the character of Berkhamsted as a market town - its distinctiveness and attractiveness in its rural setting.

	<p>It has already had a very high level of new homes recently and the infrastructure simply cannot cope.</p> <p>I question the whole basis of these housing numbers being imposed on/asked of Dacorum. If the Govt is about to develop the Oxford/Banbury/Northampton/Bicester area, plus the huge expansion in East Herts, then why does our area also need to expand? Why are you not pushing back against this, as our local roads/schools etc cannot take any more? - If we <b>have</b> to have more houses, then Hemel has a better "shape" where new housing can fit - whereas Berkhamsted is a long town tightly hemmed in by the river and canal, road and rail, and valley.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1601
<b>Full Name</b>	Mrs Susan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1660
<b>Full Name</b>	Mr Peter Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There should be <u>no</u> impact on the green belt.</p> <p>Settlement hierarchy is meaningless jargon and seems to be completely at odds with the proposals in paragraph 10 (How Should Future Growth be Accommodated?). It also fails to recognise the limitations of developing valley-based settlements.</p> <p>Past growth has not been supported by infrastructure improvements and there is little evidence of that changing in the future.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1689
<b>Full Name</b>	Mr Iain King

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	It makes more sense to develop the towns to minimise changing the character of smaller settlements, and also to reduce the amount of transportation requirements
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1731
<b>Full Name</b>	Mr Kenneth Watts
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Clause 5.1.2 appears to cover all the points I have advocated in my answer to Q.7
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1780
<b>Full Name</b>	Mrs Pamela Kingsland
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Like the majority of residents do not want development on greenbelt land. What about all the infrastructure will be needed ie roads which are terrible at the moment getting in and out of Kings Langley, what about transport links for the future, has all this been addressed?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1816
<b>Full Name</b>	Mr Richard Case
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• I agree with the stated broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. In particular I support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5. However in practice this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• The current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>



<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1845
<b>Full Name</b>	Mr Lawrence Sutton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1854
<b>Full Name</b>	Ms Julia McAdam
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building on Green Belt land is unacceptable.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1911

<b>Full Name</b>	ms V Earle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Development should be concentrated around towns where infrastructure can support high density low cost housing. Directing development towards villages destroys the green belt. Villages and associated infrastuc cannot support high density housing.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO1915
<b>Full Name</b>	Miss teresa finnigan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	You are looking to dump a load of housing to the North of Hemel in doing so will create coalescence between Hemel and Redbourn! Redbourn does not want to be a part of Hemel. We are a rural village and wish to remain so! At this rate all the surrounding villages will form an extension of Hemel Hempstead and become like Watford!  Retaining the GB and avoiding coalescence is essential to rural villages.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2013
<b>Full Name</b>	Mrs Christine Mabley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The broad approach's proportionate split on housing emphasises Hemel Hempstead, decreases its green belt and over burdens its facilities (hospital, transport and water). There is a risk of snob value protection of

	<p>some places to shift population that does not conform to the 'well heeled' community norm into a sort of ghetto which didn't have the necessary weight of numbers or connection to ask for fairer distribution.</p> <p>Defined village boundaries need to stop urban sprawl. Hemel Hempstead has not been sufficiently protected.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2019
<b>Full Name</b>	Mr Christopher Giddings
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The proposed plan builds most heavily on the southern end of the borough where the green belt is most needed. The plan significantly increases the risk of coalescence between Kings Langley, Abbots Langley, Apsley and Hemel.</p> <p>The council should consider further development of sites away from towns and villages located close to each other.</p> <p>The council has dismissed the development of a new garden city. Welwyn proves that if this is planned well it can deliver significant amounts of new housing and still be a desirable place to live.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2105
<b>Full Name</b>	Mrs Karen Mellor
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I agree with most of the comments below, most specifically, Christine Ridley's well thought out argument. I do not think there should be any changes to the rules for what constitutes Green Belt land for the purposes of development. I believe we should protect the Green Belt which contributes to peoples well being in so many ways.</p> <p>I also agree with the suggestions that Bovingdon Airfield should be used for housing. It seems to me that it is a prime site for a new large village or town which could very adequately support all the objectives currently in</p>

	<p>the Core Strategy including perhaps a new school. The road, rail and school infrastructure around Kings Langley, Tring and Berkhamsted cannot support any increased housing and all that that entails. Each of these places has already taken it's fair share of housing developments over the past 20 years and this has already overloaded the through roads and rail system. It is as if the A41 had never been built and my quality of life has significantly deteriorated due to the noise and pollution from increased traffic levels throughout Kings Langley, including the high street. I dread driving along it to get out of the village either way due to several pinch points. Traffic especially at school times driving up and down Vicarage Lane causes significant damage on occasion from cars driving too fast and I have witnessed several cases of road rage and huge vehicles trying to get through the middle sections of both Vicarage and Langley Hill. This village is at breaking point already and cannot support any more large scale housing like that proposed at Wayside Farm, Nor Shendish. I have no confidence that the "right homes" would be in the "right places", and I do not wish to lose the Dairy farm or the lovely Milk and Veg coming from it.</p> <p>I would also like to know what your "technical work" is based upon to come up with a local requirement of 756 homes each year please.</p> <p>Added to this,</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2140
<b>Full Name</b>	Mr Simon Ware
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2142
<b>Full Name</b>	Mrs Janet Judd
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

<b>Your response - Please add your response here</b>	My husband and I do not wish the green belt to be developed in the Kings Langley area as the traffic in the village at the moment is very congested now, especially at The Red Lion traffic lights in the rush hour. The queues sometime go right back to the M25 at the end of the village. Also, the Wayside Farm development would be a disaster too as that is also near the M25 and so would cause major problems. The added worry for our concern would be that in emergencies the ambulances would need easy access through the village high street to Watford Hospital and if we had more housing locally this would make this a big problem.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2158
<b>Full Name</b>	Mr Les Mosco
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The theoretical broad approach is OK but in practice the current approach is incompatible with preserving the character of our market towns, especially Berkhamsted and Tring. Matching infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through expanding Tring and Berkhamsted, where infrastructure expansion appears impossible to deliver (see Herts strategic road plans).
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2205
<b>Full Name</b>	Mrs Melanie Flowers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the principles listed in the Core Strategy (below) and consider that the most effective way of achieving them would be Option 1A: <ul style="list-style-type: none"> <li>• make the most efficient use of land and local service provision;</li> <li>• minimise impacts on the Green Belt;</li> <li>• reduce the need to travel to access jobs and services;</li> </ul>

	<ul style="list-style-type: none"> <li>• protect the appearance and distinctiveness of the area; and</li> <li>• safeguard the countryside and attractive landscapes from development.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2235
<b>Full Name</b>	Mr Jason Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There should be no consideration to build on Green Belt sites
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2239
<b>Full Name</b>	Mr Peter Flowers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>It is stated that Hemel Hempstead has the capacity to take all of the new housing needed to reach Government targets.</p> <p>Hemel Hempstead already has bus links, rail links, retail, cinemas, jobs, roads (although arguably not of sufficient quality or capacity) and brownbelt land that can be built on especially near the M1 and industrial areas.</p> <p>Should this not be where the building of new homes takes place. No green belt land should be used and villages and market towns should not be expanded that don't have the infrastructure, jobs, suitable roads in place.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2284
<b>Full Name</b>	Mr David Glenister
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The development plans are too excessive and are going to erode green belt land for ever. Too little consideration is s being given to infrastructure, roads, car parks, amenities (medical centres, leisure, libraries), open spaces which cost money and too much consideration for houses that make money for developers. The comment regarding sustainable development are wishful thinking but the reality will be urban sprawl, congestion, high density property development, lack of open spaces and green land, no car parking, and increased air pollution. No thought is being given to potential flooding by building concrete on land rather than flood plains and the supply of adequate water from rivers. Once green belt land is built on it will open the flood gates for further even more expansive developments and get totally out of control.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2301
<b>Full Name</b>	Mr David Glenister
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Any housing development should be focused around brown field sites where existing development has already taken place. Taking green land which has been dutifully protected over many decades should not be perceived as being key to sustainable development. There are plenty of brown field sites around industrial areas in Dacorum that could be considered as a priority. Insufficient consideration is being given to the local facilities, services and infrastructure needs to support housing. Due to this there will be huge stresses on the facilities, services and existing infrastructure that is already creaking due to over capacity utilisation. Taking green belt land around Berkhamsted, Kings Langley Bovingdon and Hemel Hempstead which will result in urban spread, setting an out of control development for future generations. This should be prevented at all cost.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2311
<b>Full Name</b>	Mr George Bull
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The principles set out in section 5.1 Issue 1 are laudable. However, those principles are completely undermined in respect of Tring by the nature, extent and location of the land being put forward for development. The overwhelming majority of that land is Green Belt, owned by developers and the development of which would destroy both the appearance of the area and the distinctiveness of the area. It would mark the very reverse of safeguarding the countryside and attractive landscapes from development. On these grounds alone the majority of the sites subject consultation around Tring fail DBC's own tests and should therefore be rejected.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2367
<b>Full Name</b>	Dr Nick Hodsdon
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The focus should be on need and impact not efficiency There should be NO development on GREN BELT land Village character, separation and identity must be preserved The plan should promote community and family values
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2375
<b>Full Name</b>	Mr Paul Crosland
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2454



<b>Full Name</b>	Mr Timothy Copeman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No, it is ill conceived, not robust and does not take into consideration any of the issues that have been raised by the local community. It would appear that this is going to be pushed forward and fast tracked for all of the wrong reasons. Listen to the community and act on their feelings ( these are the people that the council represents), whilst this is a national objective it must be dealt with as a local issue, not as funding and bogus promises for the future. These plans will destroy this area turning something that has an individual identity into an unidentifiable urban sprawl.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2527
<b>Full Name</b>	Mr David Stanier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Once again the issue is building on green belt and on working farmland. The resulting plan appears mainly to be an "easy" option rather than adhering to the broad approach.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2537
<b>Full Name</b>	MRS Lesley Culley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I think Hemel Hempstead should be the prime focus. In the past ten years Berkhamsted, Apsley and Kings Langley have absorbed much more of the new development (in proportion to their size) than has Hemel. Hemel town centre is vastly improved and the new

	<p>housing their has been a step forward. Now perhaps it is the turn of the suburbs. They may be brownfield sites in various pockets. There is a lot of open space too and some of this could be utilised without much impact on its amenity value. What about the land up the Redborne Rd from the Leighton Buzzard Rd? Poor quality, and used for unsightly car boot sales. Developers want to build in the "desirable" places: the local plan needs to counteract this by being firm on borough wide priorities.</p> <p>Another issue: What about selective redevelopment to densify the existing land use? some of the 60's housing in Hemel is poor quality, and very low density. could some blocks of flats be built on small cleared sites? (I know housing tenure may make this problematic given the effects of Right to Buy).</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2543
<b>Full Name</b>	Mr Kevin Kelly
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	You do not appear to be following your own core strategy with the proposed development of the green belt sites included in the plan.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2564
<b>Full Name</b>	Mrs Marriott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	the Hierarchy might be correct, however the scope for development in Berkhamsted is limited. In Tring, situation is even worse. There might be aspirations to improve the infrastructure. However, in both Berkhamstead and Tring, the towns are bounded by AONB, railway and Grand Union Canal. It is not optional to alter the locations of these.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2581

<b>Full Name</b>	Mrs Carolyn Wallis
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Please explain how focussing development on Hemel minimises the impact on Green Belt across Dacorum when the sites selected around Hemel are all Green Belt.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2599
<b>Full Name</b>	Mr John Morrish
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	This settlements hierarchy rightly suggests the development should occur in Hemel Hempstead which has plenty of space without sacrificing green belt and village life throughout the rest of Dacorum and complies with the Chancellor's Budget Statement "Making best use of our urban land, and continuing the strong protection of our green belt." Philip Hammond, Autumn Budget 2017, 22.11.17.  So why is the council proposing to sacrifice so much green belt - another glaring contradiction in the strategy?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2607
<b>Full Name</b>	Mr Gregory Gregory Hukins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I think future development should be in the town with the most infrastructure which is Hemel Hempstead.
<b>Include files</b>	
<b>Number</b>	Question 8

<b>ID</b>	LPIO2644
<b>Full Name</b>	Mr Alan Andrews
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There is enough brown belt around Hemel Hempstead to make your targets and which already has an infrastructure.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2662
<b>Full Name</b>	Mrs Sue Lower
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	This does not follow the statements made regarding the supporting of commercial enterprise and employment opportunities in market towns and villages to support rural enterprise. The policy clearly centres on the larger towns which will mean lack of opportunities for local people to live and work locally outside of these towns. This will increase commuting with all the associated issues that brings. There is a lack of cohesion in the policies - either concentrate all the jobs in a small area or support a wider local employment policy thereby reducing people commuting and allowing villages to continue to thrive and grow at acceptable levels
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2727
<b>Full Name</b>	Mr James Puddiphatt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building should be on brownfield sites in Hemel. That is where the jobs are
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO2741
<b>Full Name</b>	mr Mario yiannopoulos
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>No I don't agree.</p> <p>No future growth can be accommodated in the villages. It will change the very nature of the historic environment. All the development should take place in the towns like Watford and Hemel, on Brownfield sites (spend some money and stop moaning about the viability of these sites), so that people can buy affordable housing near to their jobs. Losing Green Belt land does not equate in importance to building a big sprawl of housing in areas where targets have already been met (Berkhamsted) and where the infrastructure can not accommodate the increase in population.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2746
<b>Full Name</b>	mr Mario yiannopoulos
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>No. The approach to Green Belt is predicated on DBC searching for and being able to find "exceptional circumstances" so as to enable Green Belt to be used to meet demand for housing. That approach directly contradicts Central Government guidance (June 2016) that:</p> <p>The [NPPF] makes it clear that .... Green Belt boundaries should be adjusted only in exceptional circumstances, through the Local Plan process and with the support of local people. We have been repeatedly clear that demand for housing alone will not change Green Belt boundaries.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2748
<b>Full Name</b>	Mr James Puddiphatt
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2756
<b>Full Name</b>	Mr Cyril Mills
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I am not reassured that this plan is generated or will respond to local need. I am also not clear that there has been proper consideration is brownfield sites which are available in the area.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2784
<b>Full Name</b>	mrs Gillian Hooper
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	hemel should be the priority for new development - where the roads and infrastructure are in place.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2845
<b>Full Name</b>	Mr Paul Mcpherson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	Hemel Hempstead already has infrastructure for more housing. Why is kings langley being considered. Why are we destroying one of our local villages when it is not essential
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2862
<b>Full Name</b>	Mr Antony Harbidge
<b>Company / Organisation</b>	Berkhamsted Residents Action Group (BRAG)
<b>Position</b>	Chairman
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no</li> </ul>

	<p>infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <ul style="list-style-type: none"> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO2908
<b>Full Name</b>	Dr Rachael Frost
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The development appears to be at odds with this strategy. Brownfield sites should be developed first to minimise impact and make the most efficient use of land. Travel reductions will not be met as people the only people who will be able to afford to live in Dacorum will be London commuters. The appearance and distinctiveness of the area cannot be maintained at this level of growth and the countryside cannot be protected when such huge green belt development is proposed. The council appears to have no plans as how they will actually achieve these aims, just nice soundbites.</p>
<b>Include files</b>	



<b>Number</b>	Question 8
<b>ID</b>	LPIO2936
<b>Full Name</b>	Mr John Lunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The plan to continue to build vast numbers of new houses will damage the character of Berkhamsted as a market town - its distinctiveness and attractiveness in its rural setting. It has already had a very high level of new homes recently and the infrastructure simply cannot cope.</p> <p>There are major issues with the current sewerage system at the moment and this will only get worse</p> <p>If new houses are required surely Hemel has a better "shape" and existing service infrastructure where new housing can fit - whereas Berkhamsted is a long town tightly hemmed in by the river and canal, road and rail, and steep sided valley.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3002
<b>Full Name</b>	Mr Paul Stanbridge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Who decides what constitutes an "attractive landscape"?</p> <p>How is an in-attractive countryside defined?</p> <p>What steps have been taken to identify protected wildlife (flora and fauna) such as Badgers?</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3022
<b>Full Name</b>	Mr John McCombe
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Needs to be delivered, but it is generally correct.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3037
<b>Full Name</b>	Mrs Carolyn Hill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The current approach is already incompatible with preserving the character of our market towns. Berkhamsted in particular has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion and demands on local amenities.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3051
<b>Full Name</b>	Mrs Rosie Eisenstadt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building should be where the jobs are not where the builders want to build. Berkhamsted has already taken more than it's share of new development and to use Green Belt land for more unsustainable housing shouldn't be considered.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3059
<b>Full Name</b>	mr hugh siegle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	No because despite what is stated here you are not achieving the described distribution of new development and in particular Hemel Hempstead is not delivering a fair proportion of new homes despite being best placed to do so. Overloading the smaller towns to make up flies in the face of the objectives described in 5.1.2. Current, let alone future growth is not being supported by infrastructure improvements, particularly in Berkhamsted.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3110
<b>Full Name</b>	Mr John Whiteman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Development of this magnitude cannot be treated in the incremental way adopted by the plan. Research on urban development confirms that larger cities are more efficient economically and more effective in providing services. An additional new town would be the best way to meet the housing objectives; in its absence, the development should focus on enlarging Hemel Hempstead.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3138
<b>Full Name</b>	Mrs Kathryn White
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Some building on Green belt is clearly required in this area. There are not enough other sites to develop. Also not everyone wants to live in hemel. People want to stay in the village in which they grew up. With people not moving out of these areas the only way this can happen is new housing. Aby green belt development should be done sensitively and with as little environmental damage as possible. But it is necessary.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3140
<b>Full Name</b>	Mr John Walker

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Without infrastructure investment this is pie in the sky
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3168
<b>Full Name</b>	Miss Herbert
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The council have not thought about infrastructure Its an easy option to say build on green space rather than coming up with alternatives
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3176
<b>Full Name</b>	Dr Jennifer Howes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The cost of property in Berkhamsted means that people need access to the train station and the A41. To access these, traffic flow in Berkhamsted is down a small number of roads (High Street, Kings Road, Shootersway) which are already jammed at rush hour. Building more homes/having more cars will make traffic problems worse.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3191
<b>Full Name</b>	Mrs Alicia Southgate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I would suggest building within existing urban, town areas, rather than removing the countryside and rural areas that we still have.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3217
<b>Full Name</b>	Mr George Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Current infrastructure doesn't allow for greater growth and there is no money for more infrastructure. The roads are already heavily congested around Kings Langley and Apsley and there is serious risk of danger to health due to pollution levels. There are no enough car parking spaces at the railway station and limited capacity to build more. </p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3218
<b>Full Name</b>	Mr George Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There is not sufficient infrastructure in Kings Langley village to accommodate many more people. Already the roads are totally congested leading from the village to the M25 in the morning and also from Apsley into Hemel. Pollution levels could be a serious hazard to health if there are any more cars in the area. The junction at Two Waters road is already very difficult to come out of onto the main road or from Pets at Home. Its a nightmare! So how can it cope with more houses, people and cars. There is very limited opportunity to build more car parking spaces at Kings Langley train station. By mid morning it is already full and this is after a fairly recent extension.
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO3226
<b>Full Name</b>	Mr George Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I agree with 1A - distributing between the 3 towns. However B which is meant to limit building to Hemel Hempstead also includes Shendish within Hemel which it isn't. Shendish sits within Kings Langley. Also KL sites have been added to the Hemel schedule and map for consideration although other maps don't show this. This is misleading and unrepresentative and could lead to a legal challenge unless these Kings Langley sites are removed from option B.</p> <p>In the past 15 years over 2,500 homes have been build within 2 miles of Kings Langley (excluding Abbots Langley). The infra structure needs to be improved before any further consideration can be given to building more homes in KL village</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3277
<b>Full Name</b>	
<b>Company / Organisation</b>	Premier Property Acquisition
<b>Position</b>	
<b>Agent Name</b>	Mr Jonathan Buckwell
<b>Company / Organisation</b>	DHA Planning
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Whilst the broad principles of the proposed approach to distribution are reasonable, there needs to be recognition that Berkhamsted is, alongside Hemel Hempstead and other settlements, well placed to accommodate new development. As the second largest town, and one of only three settlements shown in Table 4 of the Settlement Hierarchy Study to have at least 6 key services (and indeed ALL of the services included in the table at Appendix A), it needs to accommodate its fair share of development. We would object to any approach which sought to focus the majority of development in Hemel Hempstead only.</p>
<b>Include files</b>	
<b>Number</b>	Question 8

<b>ID</b>	LPIO3309
<b>Full Name</b>	Mrs Victoria Bate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Brownfield sites only should be built on
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3311
<b>Full Name</b>	Mrs Victoria Bate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3331
<b>Full Name</b>	Mr Peter Hadden
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the general principle that the majority of development should be focused on Hemel Hempstead, as part of the regeneration of the town and because it provides the vast majority of employment in the DBC area, has a significantly superior and more modern road network than other parts of the borough and has superior provision of services.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3349
<b>Full Name</b>	Mr Richard White
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>1) Berkhamsted has experienced significant recent housing development &amp; its infrastructure (especially roads and GP surgeries) is already overloaded.</p> <p>2) Further development is constrained by topology; the town is a ribbon development in a steep sided valley.</p> <p>3) The projected growth figures should be reviewed in the national context. Surely we should have a national strategy that promotes growth outside the London catchment area, coupled with the development of a series of new towns (e.g. along the newly to be reopened Oxford to Cambridge railway corridor). It makes no sense to overdevelop existing towns.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3351
<b>Full Name</b>	Mr B. Bradnock
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.13 to 2.16 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (4)</a>
<b>Number</b>	Question 8
<b>ID</b>	LPIO3355
<b>Full Name</b>	Mr Adrian Bate
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Aggressive use of brownfield sites. Aggressive use of empty properties. No exploitation of green belt sites.</p> <p>The above would allow the communities to live and breath without being choked by over population and lack of infrastructure. I believe that the usage of brownfield sites can be absorbed into the communities, but anything more would be damaging to jobs, and already overstretched infrastructure and the environment. For</p>



	example, the building footprint at Rectory Farm in Kings Langley is wholly justified and practical.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3381
<b>Full Name</b>	Mr Phil Sawyer
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3414
<b>Full Name</b>	Mrs Ann Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Kings Langley under no circumstances should be considered as part of Hemel. All the four sites are wholly within the Parish boundary even though one has a Hemel post code. Trying to list potential sites in this area under the village and as part of Hemel is wrong.</p> <p>Greater recognition on the effect to the village of being a cross-boundary village should be written into the strategy.</p> <p>The level of potential development sites wholly is disproportionate with the size of the village and change its character. The infrastructure we do have is at breaking point and has no spare capacity for the even the lower level of predicted growth.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3471
<b>Full Name</b>	Mrs Louise Saul
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I agree with the approach but again it is at odds with the plans to build on greenbelt land and shange the boundaries and character of the villages. e.g. minimise impacts on the Green Belt, protect the appearance and distinctiveness of the area; and safeguard the countryside and attractive landscapes from development
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3476
<b>Full Name</b>	Mrs Louise Saul
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Road are already congested and train services overcrowded. Parking is a huge issue with cars blocking roads and pavements How much more pressure can our roads and public transport take?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3510
<b>Full Name</b>	Mr Ashley Martin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The current approach is at odds with preserving the character of our local towns and in particular Berkhamsted. Berkhamsted has received a disproportionate share of development to date without any improvements to infrastructure.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3551
<b>Full Name</b>	Mr Robert Bailey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Piecemeal new developments might satisfy government requirements for housing increase but at a great cost to many local communities. One large purpose-built new town would be much better for all concerned including those who will be coming to live in this area. This obviously needs a more overall look at the larger area of the south east instead of each individual borough having to do its best within its limits. Perhaps all local MPs should be joining together to address this problem as it is a bigger issue.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3567
<b>Full Name</b>	Mrs Sandra Jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There should be no more development within Dacorum - it is full. Simple. Hemel is a nightmare to get around because it is already at capacity. The proposed developments just spread the nightmare further. Driving through Berkhamstead at any time of the day is even more of a nightmare so no more development should be considered. There is insufficient car parking capacity for all the recent developments in Berkhamsted, so until this issue is addressed no more developments should be permitted.</p> <p>The villages around Dacorum wish to remain separate from the towns, so any further developments would lead to coalescence and merging of urban areas, reducing quality of living for all.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3627
<b>Full Name</b>	Ilyn horne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Development must only happen within a brownfield or existing site. to consider building on greenbelt or extending market towns and villages should not be an option.

	Constantly extending market towns and villages means that at somepoint in the future they become suburbs of the larger towns - this is not progress. We must ensure that the greenbelt and all that makes our villages and market towns special comes above the need to squeeze more and more houses in.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3628
<b>Full Name</b>	Mr Andrew Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	If Berkhamsted/Northchurch is over-quota and Hemel Hempstead has a 21% shortfall how can the distribution be fair and equitable.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3643
<b>Full Name</b>	mr jason funnell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	we should identify an area away from all else and build a new villages / town
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3644
<b>Full Name</b>	mr jason funnell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Unfortunately the planners are not even aware that Shendish is aprt of Kings Langley
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO3683
<b>Full Name</b>	MS Nicola Hutton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The vision that is outlined argues that any development should be in line with the local community and should not negatively impact on the local community and should minimise the impact upon the green belt.</p> <p>The sites offered at Kings Langley contradict all of these ideals. The development at Shendish Manor leads to a merging of Apsley with Kings Langley. It places untold pressure upon roads which are already over congested and air quality has been identified as very poor on London Road.</p> <p>To double the size of the Village with the proposed sites will irretrievably damage the character of what is currently a village.</p> <p>The sites proposed do NOT reflect the vision that is outlined.</p> <p>I would like to emphasise that any development in the hemel hemsstead area should not include the development of 900 houses and a school at Shendish manor. This is green belt land which is on a site of archeological importance. This site is potentially an asset to Kings langley but once developed this will negatively impact upon Shendish manor as it will severely reduce the setting as the development will encroach upon it.</p> <p>Also, given the experience of the development at Sappi Mills where insufficient parking spaces were provided, if sufficient parking spaces are not provided on any new development will Shendish manor become the over flow car park?</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3735
<b>Full Name</b>	Mr Anthony Warren
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Using historic areas of growth isn't appropriate, for example Markyate and Bovingdon has recently had poor large developments, means you target them again whereas other villages like Long Marston, Wilstone,

	Aldbury and potten end seem to be left out of your thinking. No consideration of developments close to borough boundary, near Luton, Dunstable and St Albans
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3785
<b>Full Name</b>	Mr Tim Swann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3800
<b>Full Name</b>	Mrs Suzette Phair
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3818
<b>Full Name</b>	Mr Michael Arrowsmith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Further infrastructure development in a number of towns is physically constrained eg Hemel Hempstead and inevitably development will spread out creating an urban sprawl to the detriment of surrounding rural areas like Hemel Hempstead. It is therefore appropriate spread development across both towns and villages maximising the use of existing brown field sites like Maylands and Biovingdon airfield.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3919
<b>Full Name</b>	Mrs Sarah Gray
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>In the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</p> <p>The infrastructure of towns such as Berkhamsted cannot cope with increased numbers to the scale proposed.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3957
<b>Full Name</b>	Mr Tim Varley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Bearing in mind the limited availability of “Non Green Belt” land, as a particular characteristic of Dacorum, the Council should explore approaching adjoining local authorities where less sensitive land may be available.</p>

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3998
<b>Full Name</b>	Mr Alan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Kings Langley is named as a large village but is in essence a small, historic village. Kings Langley does not aspire to become a town and wishes to retain its current rural character and to remain as a village. The distribution of sites in and round Kings Langley would significantly change the role and character of the village, potentially DOUBLING the number of properties in the village. The village is already a major focus for health, school and shopping for the surrounding district, including Nash Mills, Abbots, Chipperfield, Hunton Bridge etc and is the pinch point for traffic heading for the M25 and M1 from Hemel, Tring and Berkhamsted which are Large Towns..
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO3999
<b>Full Name</b>	Mr Brian Kazer
<b>Company / Organisation</b>	Tring in Transition
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Although broad approach OK, Tring is being required to have much more than its share of new homes based on current population and the consultant's figure of 22.9% for population growth. Applying this objective evidence as required by NPPF indicates around 1,120 new homes for Tring, including the 500 within urban envelope, rather than the much higher figures of options 2 and 3; leaving 620 for Green Belt in Tring.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4001
<b>Full Name</b>	Mr Charles Bayley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Whilst I can support the aim of this section the way the actual planning has been carried out appears to suffer from virtually no strategic planning at all. The method appears to just ask any landowner to put in their application for development and then this wish list is automatically added without any further debate. It is assumed this will be modified at some stage but at the moment the plan lacks any strategic thinking. This is very noticeable in Bovingdon a smallish village with very limited infrastructure and totally surrounded by green belt. The plan included a total of 450 new dwellings in a village that has trouble coping with the traffic, schooling and health services for the present quantity of residents. Plans of this nature would have a devastating effect on this community.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP104008
<b>Full Name</b>	Mr R. Latham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.13 to 2.16 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (20)</a>
<b>Number</b>	Question 8
<b>ID</b>	LP104066
<b>Full Name</b>	Mr M. Chester
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.13 to 2.16 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (36)</a>
<b>Number</b>	Question 8
<b>ID</b>	LP104110

<b>Full Name</b>	Mr D. Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Miss Lydia Prince
<b>Company / Organisation</b>	DLP Planning Limited
<b>Position</b>	Planner
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Please see paragraph 2.13 to 2.16 in attached report.
<b>Include files</b>	<a href="#">Local Plan Issues and Options (52)</a>
<b>Number</b>	Question 8
<b>ID</b>	LPIO4113
<b>Full Name</b>	Mrs Juanita Mann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	How can the suggested plans for Tring be reconciled with your statement about 'no significant change to the role of individual towns' ? Such an influx of building would swamp the town, destroy it's character and lead to unsupportable pressure on the infrastructure. The proposed developments would also damage the countryside and increase pollution as residents drive away from Tring for work, school, shopping etc.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4119
<b>Full Name</b>	Mr Graham Hoad
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4176
<b>Full Name</b>	Ms Alison Sams
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There should be no building on Greenbelt, the roads are too cramped in Kings Langley now
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4229
<b>Full Name</b>	Mrs Debra Cusack
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>There should be no building on green belt in and around our village (kings Langley). There is already a significant traffic problem which has been exacerbated by many large developments which have been built in or close to Kings Langley in the last decade or so. In addition to slow moving / stationary traffic there is also an increased pollution issue.</p> <p>Building more properties in the vicinity will lead to an increased village population. The doctor's surgery and school are already showing signs of significant strain.</p> <p>I am in support of option 1A which will reduce the probability of any further development in and around Kings Langley (this does not include Shendish - site ref: HH-h3).</p> <p>If development is permitted on Wayside farm and / or other proposed sites, the whole character of the historic village will be lost forever.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4238
<b>Full Name</b>	Mrs Caroline Hargrove
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	If the core strategy "relates the size of settlements to levels of local services, facilities and infrastructure " and is adhered to why has the traffic in Apsley and access

	<p>to the m25 become so unacceptable -something went very wrong here already without making it worse</p> <p>"minimise impacts on the Green Belt" -surely keeping in line with this both for the existing strategy and the proposed strategy is incompatiable with the thousands of home proposed on beautiful Green Belt sites special to Dacorum and beloved of its communities. Surely we should be looked at small corners of huge unised Greenfield sites?</p> <p>Also can we be sure that houses built will be "affordable" by those who need them -the area is highy attractive to incoming and new residents relocating out of London -will not new homes be snapped up by them ?</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP104242
<b>Full Name</b>	Mr Bruce Morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Approach is fine but the options don't appear to meet them, particularly for Berkhamsted which struggles on many levels. Key is whether DBC follows the approach or simply caves into developer interest and higher CIL payments from developing in Berkhamsted.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP104315
<b>Full Name</b>	Mr Derek Griffin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO4335
<b>Full Name</b>	Mr David Hannah
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I believe that Berkhamsted has undertaken more than its fair share of development to date and this should be reflected in future housing demand. Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target.</p> <p>In addition, there is woefully insufficient thought given to the knock on effect to infrastructure in this report. Any resident will make it clear that schools, traffic, medical access, are currently under severe strain from the current levels of development to date. Any future development should focus on infrastructure upgrades before any additional housing is allowed above current plan. Only those developments that propose to create tangible infrastructure enhancements as part of their construction should be considered.</p> <p>Also, I note that the effects of the Brexit vote have not been fed into these assumptions. When this process was begun, the projections for future population growth and thereby housing need would have been driven in this region by significant EU based immigration. As of Nov 2017, the ONS announced that in the year to Jun 2017, net migration had fallen to its lowest level since records began (with EU specific migration down 19% year on year) and the trend likely to continue. This absolutely needs to be factored into revised housing targets over the Plan period.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4380
<b>Full Name</b>	Mr Clive Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	You want to build more houses to boost borough income. How much you can get away with is your challenge. Do you think we believe your primary interests are as per 5.1.2?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4509
<b>Full Name</b>	Mr Guy Barlow
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Needs to be done fairly with each town taking a fair share.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4539
<b>Full Name</b>	Mrs Alison Williamson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Building should be done on those areas where infrastructure is already in place and not on green belt or where proposed developments would lead to the loss of separation between towns and villages.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4549
<b>Full Name</b>	Dr Alasdair Malloy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4577

<b>Full Name</b>	mrs julie green
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I believe proposed development on green belt land is totally wrong.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP104582
<b>Full Name</b>	Mrs Caroline Nickalls
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Development should be concentrated around towns where infrastructure can support high density low cost housing. Directing development towards villages destroys the green belt. Villages and associated infrastructure cannot support high density housing.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP104607
<b>Full Name</b>	Miss Anna Nickalls
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Plans to build on greenbelt land conflicts with almost all the approach targets (to protect the appearance and distinctiveness of the area, to safeguard the countryside and attractive landscapes from development, to minimise impacts on the Green Belt, and to make the most efficient use of land and local service provision). Reducing the undeveloped areas in the borough as well as encouraging urban sprawl by building on village boundaries will have a dramatic effect on every community across the borough.  Developing brownfield sites in areas which already have a larger population would be preferable. The character of that area would be less altered and there would

	already be the infrastructure in place to accommodate a slighter percentage increase in population. Converting unused offices into living accommodation and focusing on brownfield sites that have little impact on the community would have less of a negative impact.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4646
<b>Full Name</b>	Mr Patricia Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Distribution should be around the 3 main towns with greater capacity and infra-structure than the villages.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4673
<b>Full Name</b>	Mrs Maria Kennedy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The proposed plan builds most heavily on the southern end of the borough where the green belt is most needed. The plan significantly increases the risk of coalescence between Kings Langley, Abbots Langley, Apsley and Hemel.  The council should consider further development of sites away from towns and villages located close to each other.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4675
<b>Full Name</b>	Mr Keith Bradbury
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No



<b>Your response - Please add your response here</b>	With these proposals the very essence of Berkhamsted is threatened.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4720
<b>Full Name</b>	Mr Paul Molyneux
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I do agree with the overall approach, though do not believe that the options for development reflect this. There is no consideration for the amount of development already planned, and in particular Berkhamsted which is already badly congested is developed to a much higher degree than Hemel Hempstead which is meant to be a focus for the larger developments.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4754
<b>Full Name</b>	Mrs Joanna Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	No building on the green belt is acceptable. Hemel Hempstead has no hospital and now no urgent care either. All building will increase pollution,risk of flood, congestion.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4757
<b>Full Name</b>	Mrs Joanna Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We must not build on our green belt. We must keep towns and village distinct so that people have a sense

	of where they belong. Look to North Hertfordshire where there is more room for development. Berkhamsted is already congested with few bridges and tunnels linking the 2 sides of the town.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4814
<b>Full Name</b>	Mr Simon Scott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Berkhamsted has delivered double the number of homes per annum based on the 2006 plan while Hemel Hempstead is 21% behind its target.</p> <p>Our schools are at straining point already - we moved into the area and one place available out of all the primary schools, 1! I see little evidence that the plans put forward by developers with schools proposed ever get built, usually because in the small print they assume the council will fund it. How does this plan make sure that some of the developers profits are ringfenced as budget to Dacrom council to build the infrastructure to support the new houses?</p> <p>Transportation</p> <p>The railway are at capacity with the population in Berkhamsted, Tring and Hemel as it is - Berkhamsted trains from 07:30 onwards are full to capacity and therefore same on way back. Some of this is national infrastructure policy, however the pace of change in Berkhamsted needs to cycle at the same pace as the rail capacity. There is little job growth in Berkhamsted so people will need to commute, and the railway takes most of that demand. Network Rail is negotiating its next five year strategic Business plan (due March 2019 to start) so these plans cannot be in synchronisation with what that plans envisages for the west coast main line.</p> <p>Road</p> <p>Need I say more? Berkhamsted is pretty much a slow moving traffic jam all weekdays, and most of Saturday. How is new houses going to alleviate this problem?</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4818
<b>Full Name</b>	Dr Jane Leithead
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Coalescence of small villages such as Kings Langley into Hemel or Watford cannot be sustainable due to the lack of infrastructure, and would destroy the village status and its heritage.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4847
<b>Full Name</b>	
<b>Company / Organisation</b>	Watson Howick
<b>Position</b>	
<b>Agent Name</b>	Mrs Julia Riddle
<b>Company / Organisation</b>	Castle Planning
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The issues identified in relation to the broad distribution of growth are generally supported. It is right that “development locations should minimise impacts on the environment, make best use of existing infrastructure where possible, or identify new locations capable of being served by new infrastructure and services.” This form of development would indeed be sustainable.</p> <p>However, the Plan also needs to be realistic about the challenges of this. Dacorum is an area which has large amounts of Green Belt and other landscape designations immediately adjacent to and washing over settlement areas. It also has pressures on its infrastructure as well as facing significant demand for development and growth.</p> <p>It is right that development focusses on and around the towns and the main settlements, but also that land, which may be subject of existing designations, but which could facilitate the necessary growth with a minimal impact on landscape or Green Belt designations as a result of its location adjacent to existing development and infrastructure links, should be considered for development to meet wider needs as part of any approach.</p> <p>Sites on the edge of settlements, such as that at Cow Lane/ Station Road Tring (tr-h4), are capable of making sustainable extensions to existing settlements, with minimal impact on the environment. They could be integrated into the existing transport network and allow for sustainable transport choices in terms of bus, cycle and walking to existing facilities.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4869
<b>Full Name</b>	Mrs Susan Bishop

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Kings Langley has not got the infrastructure to cope with such a huge amount of additional housing and traffic!
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4899
<b>Full Name</b>	Mr Pdraig Dowd
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Your plan is a reactive one and this points to how inadequate and irresponsible it is - reactive to plots being offered to which you have to force to fit in every other element of good planning.  Start from the beginning and your your professionalism as to what is right for the next 20, 30, 50 years.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4911
<b>Full Name</b>	Mr Iain King
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	It makes more sense to develop the towns to minimise changing the character of smaller settlements, and also to reduce the amount of transportation requirements
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4946
<b>Full Name</b>	Mrs Nicola Botha
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Green belt is green belt, there are plenty of other places that can house this development. There are very limited employment opportunities within kings Langley which forces villagers to commute out adding to traffic issues.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO4979
<b>Full Name</b>	Ms Anette Corbach
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5000
<b>Full Name</b>	Mr Colin McLaren
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The proposed plan builds most heavily on the southern end of the borough where the green belt is most needed. The plan significantly increases the risk of merging of Kings Langley, Abbots Langley, Apsley and Hemel and becoming just another urban sprawl.  The council should consider further development of sites away from towns and villages located close to each other.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5015
<b>Full Name</b>	Mr Chris Lumb
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>It is of course correct to keep the 'Settlement Hierarchy' in mind when developing the Core Strategy. If this is the case, then the 'local aspirations' referred to in the preamble to Q5 should be demonstrably met in the proposed approach to distribution of new development, and it is not clear that this is the case.</p> <p>The current proposals do not seem to take due account of the need to preserve the character of Berkhamsted a a market town, especially as Berkhamsted has already seen a disproportionately large level of development which does not seem to figure in the current calculations. During the period of the development that has already taken place in the town, there have been no noticeable attempts to improve the infrastructure in line with the increased amount of housing, other than the plans to build a new multi-storey car park - which may in the event make the infrastructure problem worse by encouraging even more traffic into the town.</p> <p>It is suggested that consideration should be given to allocating measured levels of development amongst the villages, so that their local economies and amenities can be supported.</p> <p>It seems that there is much more scope for matching infrastructure to development where the location is not in a narrow valley with limited space.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5205
<b>Full Name</b>	Mr Gareth Morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Hemel and the Gorhambury site seem to offer the best potential for concentrated infrastructure improvement, job creation and environmentally optimised housing concentration.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5236
<b>Full Name</b>	Mrs Catherine Anderson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The idea of walking or cycling to work in Tring is wonderful, but for most people totally impractical, however many jobs are sustainable in the area. a large proportion of the population works in London, which is why people move here from other areas of the country.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5240
<b>Full Name</b>	Mr Nicholas Ring
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5263
<b>Full Name</b>	Mr Gary Ansell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	With respect to Kings Langley, four Green Belt site options are in the consultation, none of which should be developed without exhausting brownfield options first, and in any case in terms of the numbers of houses, the distribution for the size of Kings Langley is way out of proportion (approx.. 1,400 to 2,200 houses). DBC should look at this again and also take into careful consideration any development in and around the village planned by TRDC.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5312
<b>Full Name</b>	Miss Giulietta Cinque
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The argument does not follow the broad policy stated as the local plans aims. Distributing the housing by current size of housing stock ignores, employment, travel, the environment and trying to keep the beauty and open feel of Kings Langley</p> <p>If Kings Langley already has approx. 3000 homes, building a further 3580 is going to MORE THAN DOUBLE the size of the village, take away that open feel and destroy a beautiful, history and 'Royal' village.</p> <p>It is stated that Hemel Hempstead has the capacity to take all of the new housing needed to reach Government targets. Hemel already has bus links, rail links, retail, cinemas, jobs, big enough roads and brownbelt land that can be built on especially near the M1 and industrial areas. This should be where the building of new homes takes place. No green belt land should be used and villages and market towns should not be expanded that don't have the infrastructure, jobs, suitable roads in place.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5376
<b>Full Name</b>	Mr Reuben Bellamy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	The most sustainable distribution is to focus on the three towns of Hemel Hempstead, Berkhamstead and Tring
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5458
<b>Full Name</b>	Mrs Margaret Stanier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	I agree with the approach listed, but cannot see how it has been taken into account in actual proposals, in particular those which threaten the Green Belt,



	suggest developments on vary attractive landscapes and, specifically, would ruin the appearance and distinctiveness of the historical settlement of Piccotts End.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5475
<b>Full Name</b>	Mr Garrick Stevens
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion etc., cannot be achieved given existing constraints</p> <p>B Allotting dwelling numbers across the Borough must not be against an arithmetic formula: there must be due regard to the topography and infrastructure constraints. Berkhamsted is a linear town situated along the steep valley slopes, and as an historic town, the centre has narrow streets and few N-S crossing points which become pinch points causing significant congestion and deteriorating air quality.</p> <p>C <a href="#">Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) –viz. 34% above target. No additional infrastructure has been provided to support this in the Berkhamsted and Northchurch settlement.</a></p> <p>D <a href="#">Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved in Berkhamsted given existing constraints.</a></p> <p>-</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5581
<b>Full Name</b>	Mrs Samantha Pilling
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>In your words...</p> <p>"A key purpose of Green Belt is to keep a sense of openness between built up areas (in this case around London), together with other factors such as protecting the countryside from development and supporting urban regeneration. Green Belt also provides opportunities for people to access the countryside, to grow food and support nature conservation."</p> <p>And yet ALL of the proposed development for Dacorum is Green Belt.</p> <p>Furthermore, around Kings Langley and Shendish one of the proposed sites is a working Dairy Farm (so you're destroying Green Belt AND food production in one go). Rectory Farm is currently being used by a local community group (TIK) to grow vegetables and these are sold in our Farmer's Market. The other sites include woodland and a variety of wildlife.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5589
<b>Full Name</b>	Mr Quentin Ross-Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Traffic in our area, Kings Langley, is already bad enough with congestion on the High Street and queueing in and out of the village during rush hour. The Green Belt should not be developed either, losing the land at Way Side farm, will not only affect the very nature of the village, as it is 1 of 2 dairy farms in the county and acts as an education for many people. If build on, the congestion that close to the M25 junction will be impossible through out the day.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5612
<b>Full Name</b>	Mrs Christine Cosgrave
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I agree with the statements but the plan you are proposing does not seem to follow these are the developments suggested have a great impact on the green belt and existing village infrastructure
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5630
<b>Full Name</b>	Mr Nigel Vanner
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Your proposal for building houses across Dacorum is contrary to your proposed aim of minimising the impact on th Green Belt. It is also at odds with the view of the prime minister who ruled out building on the Green Belt according to a report in the Times mid November. Surely the common sense approach is to use brownfield land and focus on those parts of Dacorum where infrastructure eg transport already exists rather than destroying the Green Belt and the benefits it brings for us and future generations.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5667
<b>Full Name</b>	Mr Alastair Greene
<b>Company / Organisation</b>	Little Gaddesden Parish Council
<b>Position</b>	Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The draft Settlement Hierarchy Study suggests that consideration should be given as to whether Little Gaddesden should be designated as a small village. The Parish Council is of a view that it should remain as an undesignated village. The infrastructure i.e. poor access roads, lack of services with frequent power cuts and water supply failures, lack of a credible public transport system, no doctors or dentists or public library (mobile library terminated) is hardly the place to encourage any development. Lack of local employment means that development would just add to the commuter problems that are already experienced.  The settlement hierarchy suggests that development should be:-

	<p>(a) directed to areas with access to the widest range of essential services and facilities where the need to travel is minimized;</p> <p>(b) distributed in a way that corresponds with the role and service provision of the different settlements and the ability of their infrastructure to cope with additional growth; and</p> <p>(c) distributed in such a way that where facilities are not available within individual settlements, they are easily accessible at higher order settlements by a choice of transport modes (that do not rely solely on the private car).</p> <p>Little Gaddesden fails to meet these criteria and for those reasons should remain an undesignated village.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5705
<b>Full Name</b>	Mr Adrian Ward
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There should be no building on greenbelt land. Very naive to expect workers to work in the local vicinity - will always go where the money is.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5729
<b>Full Name</b>	Mrs Annette Patterson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The plans would remove Kings Langley as a village as it will be joined with Apsley. This is unacceptable and there are other areas that can be built on without building on green belt.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5732
<b>Full Name</b>	Dr Lucy Murfett
<b>Company / Organisation</b>	Chilterns Conservation Board

<b>Position</b>	Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A settlement hierarchy approach is fine as a starting point, but levels of growth need to take account of constraints like the nationally designated Chilterns AONB. Where large settlements are constrained by the AONB or land in the setting of the AONB, the distribution will need to be moderated to ensure that the AONB is conserved and enhanced.</p> <p>The list in para 5.1.2 should have an extra bullet point: "conserve and enhance the Chilterns AONB". This should be high up the list to give it the 'great weight' required by NPPF para 115 and demonstrate the Council is aware of its statutory duty of regard towards the purposes of conserving and enhancing the natural beauty of the AONB.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5754
<b>Full Name</b>	Mr david Tagg
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	no
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5784
<b>Full Name</b>	Mr Brian Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	overdevelopment of Berkhamsted. More building in HH required
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5788

<b>Full Name</b>	Mr Colin Colin Little
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The proposal to build on Green Belt land conflicts with Dacorum's Core Strategy which states that it will "minimise the impact on Green Belt" and "safeguard the countryside". We must avoid developing Green Belt - once it's gone it's gone forever!
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5793
<b>Full Name</b>	MR ALAN jackson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Kings Langley is a small village with small roads with no room for them to be widened to allow for the extra traffic from large scale development.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5811
<b>Full Name</b>	Mr Michael Lelieveld
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We support the thinking behind the 'settlement hierarchy' and the focus on Hemel where the Core Strategy Inspector identified greater scope for sustainable development. In contrast, the Inspector noted that the Market Towns have limited opportunity for development because of specific constraints (e.g.: the Chiltern AONB) and the lower level of services and facilities. Nonetheless, Berkhamsted has experienced a disproportionately larger level of development than Hemel in recent years – some 34% above target compared to 21% below target in Hemel during the first 10 years of the Core Strategy.

	<p>It is clear that:</p> <ul style="list-style-type: none"> <li>- Berkhamsted is being penalised for building ahead of its plan.</li> <li>- Development in Berkhamsted continues in spite of a known infrastructure deficit and the proposed Local Plan does not address these deficits.</li> <li>- Any future development would not only need to address the existing deficits but plan for adequate new infrastructure. As noted above, the Site Appraisals do not assess new infrastructure needs for the sites either individually or cumulatively.</li> <li>- The current methodology also ignores the impacts of the approved (but not yet built) developments in the surrounding areas (see response to Q4 above), which will inevitably contribute to traffic congestion in and around Berkhamsted.</li> <li>- The current approach is proving incompatible with the goal of preserving the character of Market Towns like Berkhamsted which is specifically identified in the Local Plan.</li> </ul> <p>We ask that the Council revisit these issues and explore in more detail the benefits of very large sites where infrastructure can be better matched to development.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5847
<b>Full Name</b>	Mr Grahame Partridge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5890
<b>Full Name</b>	Mr Philip Catchpole
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	Greenbelt is such a valuable asset that should only be used as a last resort for development. Why should it be lost in one of the most beautiful parts of the home counties? Once built on it is gone for ever. I do not believe that we are anywhere near the last resort stage in Berkhamsted.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5899
<b>Full Name</b>	Ms Fiona Coulling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Again there needs to be an element of dynamically assessing the demand for employment facilities that reflect changes in technology.</p> <p>It is essential that Green Belt is not sacrificed for retail, warehouse or office space, which due to low demand is left to dilapidate.</p> <p>This will require ongoing review throughout the term of the Local Plan, which therefore should focus upon the known absolute demand rather than spurious forecasting models.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO5975
<b>Full Name</b>	Mr Paul Craig
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6016
<b>Full Name</b>	Mr Chris Gee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	



<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The housing seems to be assigned to the existing population areas; namely Berkhamsted, Kings Langley, Tring, Hemel Hempstead, with almost no new housing assigned to villages.</p> <p>Has the council considered some the villages taking a proportion of the new housing requirements? Small numbers of new properties would not alter the character of the villages (&amp; would help bring in families through more affordable properties). This would also help to diminish the burden on the above towns.</p> <p>Without this approach then the 4 towns mentioned would mushroom disproportionately</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6026
<b>Full Name</b>	Mr Chris Gee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Tring: All of the new development parcels of land are to the east or south of the town - this would result in a very elongated shape of town. Those living on the extremities would be forced to drive back into town to use the facilities.</p> <p>Can the council consider a more uniform spread of housing developments around the periphery of the town, looking at sites along Icknield Way?</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6080
<b>Full Name</b>	Mr Richard Tregoning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Tring area has expanded hugely in the last 50 years from small market town to large dormitory town it seems to be totally inappropriate in a period of low population growth to expect this area to expand by a further 20% with no thought to schools, health, employment roads retail etcetera</p>

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6176
<b>Full Name</b>	Miss Lucy Muzio
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Find somewhere more suitable to build not on working farms (HH-H1B) who are against it and green belt land stop selling off land to private developers and you wouldn't have too build on it. There's enough private rents already bring the cost down of them and people might not need so much social housing to be built. Why do we need to build houses and ruin Greenbelt land and the wildlife and farmers livelihood to bring people to an over populated town already.
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO6177
<b>Full Name</b>	Mr Scott Bennett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	You are surrounded by many old towns and roads which are already extremely congested due to no fault of their own already so why put more pressure on things that are already at breaking point
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6223
<b>Full Name</b>	Mr andrew miller
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The current proposal appears to place a significant development numbers in to the green belt which conflicts with 5.1.2
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6248
<b>Full Name</b>	Mr Brian Goddard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6265
<b>Full Name</b>	Mrs Beryl Irvine
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Leave our villages alone, this is what brings in visitors to enjoy the beautiful village environment.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6308
<b>Full Name</b>	Mrs Clare Joyce
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>If I take Tring as an example, it doesn't meet the approach as it would involve building on green belt, There is limited opportunity for access to jobs, large development will detrimentally impact its character and its immediate environs.</p> <ol style="list-style-type: none"> <li>1. Makes the most efficient use of available sites within the larger settlements ensuring adequate service provision / jobs to ensure sustainability</li> <li>2. Make the most efficient use of brownfield sites in Dacorum</li> </ol>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6373
<b>Full Name</b>	Mrs Rachel Macdonald
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Please attachment
<b>Include files</b>	<a href="#">Issues and options reponse</a>
<b>Number</b>	Question 8
<b>ID</b>	LPIO6389
<b>Full Name</b>	Mrs anna silsby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The proposed distribution affects Bovingdon extremely negatively given the scale of the proposed developments; the removal of Greenbelt space and the fact that the local infrastructure already cannot cope efficiently with the number of inhabitants and volume of road traffic. A total of circa 400 new homes would alter the character of the village beyond recognition. Any distribution of new homes throughout Dacorum should firstly focus on using brownfield land; and only after this is properly exhausted should Greenbelt land be affected (if at all). And any scale of development should be directly and explicitly linked to the existing number of homes in a town or village so that all share the same relative burden. No new development should take place unless at the same time a fundamental improvement of local infrastructure is undertaken.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6390
<b>Full Name</b>	Mrs anna silsby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The proposed distribution affects Bovingdon extremely negatively given the scale of the proposed developments; the removal of Greenbelt space and the fact that the local infrastructure already cannot cope efficiently with the number of inhabitants and volume of road traffic. A total of circa 400 new homes would alter the character of the village beyond recognition. Any distribution of new homes throughout Dacorum should firstly focus on using brownfield land; and only after this is properly exhausted should Greenbelt land be affected (if at all). And any scale of development should be directly and explicitly linked to the existing number of homes in a town or village so that all share the same relative burden. No new development should take place unless at the same time a fundamental improvement of local infrastructure is undertaken.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6392
<b>Full Name</b>	Mr Patrick Walsh
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I object to the massive increase in housing in Kings Langley for the following reasons.</p> <ul style="list-style-type: none"> <li>* Infrastructure is currently overloaded.</li> <li>*There are multiple traffic jams each day with the ensuing loss of air quality and delays.</li> <li>*Parking is a constant problem in the village making shopping awkward and forcing the customer footfall away in the direction of the supermarkets and retail parks.</li> <li>*Rail capacity cannot cope with current numbers - there aren't enough seats in the morning rush hour.</li> <li>* Loss of woodland and farmland would be permanent along with the health and well-being benefits that access to these amenities give.</li> <li>* Loss of the unique access to high quality milk at Wayside Farm would be a blow health and well-being of the communit, in addition to the loss of a facility that brings the community together.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6393
<b>Full Name</b>	Mr Patrick Walsh
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The destruction of the green belt is irreversible. Nature is in crisis with species loss, loss of plant diversity. The proposals for HH-h3, KL-h1,h2 &amp; h3, will accelerate this problem in this corner of the borough.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6464
<b>Full Name</b>	Mrs Pamela McLaren
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	New housing development should be concentrated around towns where infrastructure can support high density low cost housing, such as Hemel Hempstead. Directing development towards villages destroys the green belt. Kings Langley cannot support the level of development proposed - access to schools, doctors, and transport will be severely affected and roads more congested.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6496
<b>Full Name</b>	Mr Topan Dutta
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	In the circumstances of having to build more homes
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6532
<b>Full Name</b>	mrs gillian marin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	a better approach would be small developments in lots of places.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6533
<b>Full Name</b>	Mr Stephen Clarke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO6556
<b>Full Name</b>	Mr Stephen Clarke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6563
<b>Full Name</b>	Mrs Gemma Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Absolutely not. The scale of development proposed for Tring is huge. It will change the character of the area forever and join Tring town and Tring Station together. This is not what local people want. The area is rural in character and this should be retained.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6613
<b>Full Name</b>	Helen Cole
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Once again the stated aims sound promising, I don't think many current residents would disagree. However The local area already has a protected green belt which results in a pleasant environment, there are currently a good number of industrial units locally to support small businesses (though more would always be welcome), and the area is already distinctive in character. I fail to see how a massive house building plan delivers improvements in any of these areas.
<b>Include files</b>	



<b>Number</b>	Question 8
<b>ID</b>	LPIO6673
<b>Full Name</b>	Mr Nick Hollinghurst
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The broad principles are accepted with the caveats of (a) my reply to Q6 (b) the wording of DBC's Policy CS1 q.v.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6680
<b>Full Name</b>	miss Daphne Kirst
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We need the greenbelt to help reduce the levels of pollution from the M25. The more we build the greater stress on the environment and the more problems we create.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6691
<b>Full Name</b>	Mr Giles Barker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The roads and the local infrastructure around Kings Langley would not be able to cope with the planned housing developments and all that entails. The main roads leading from Kings Langley to Hemel Hempstead and to the M25 are already very congested at peak hours. Although Kings Langley is a convenient place to live in terms of its links to motorways and larger towns, the increase in traffic would cause major disruption, air and noise pollution.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6706
<b>Full Name</b>	Mr Geoff Latham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The strategy is aimed at limiting residential development to the minimum it is thought it can get away with, whereas the vision should be for a rolling long term plan that could be varied according to changes in circumstances.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6712
<b>Full Name</b>	Mrs Amy Harman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I think we need new housing without question but the piecemeal approach to development will be a disaster. Large sites should be utilise which can also provide for the infrastructure that is needed with new housing I.e schools, doctors etc.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6743
<b>Full Name</b>	Mr Alan Horn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	There is nothing wrong with a broad approach except that Berkhamsted already has a high proportion of new development, with not enough of it in the social rent sector.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6768
<b>Full Name</b>	Mr Graham Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Consideration should be given to using areas such as the old Bovingdon airport land as development areas.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6824
<b>Full Name</b>	Mrs Susan Richards
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
<b>Include files</b>	
<b>Number</b>	Question 8

<b>ID</b>	LPIO6884
<b>Full Name</b>	Bradford Gunn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A 20% plus increase in total homes, population and vehicles in Bovingdon is massive especially given that the community's infrastructure limitations have not been considered or addressed in the proposal being put forth. The sites being considered especially two at the back of Green Lane will dramatically exacerbate the village's the unacceptable problems the village currently experiences.</p> <p>The Green Belt is clearly not being protected when Brown Field sites like Bovingdon Airfield and the closed Bobsleigh Hotel (Macdonald) are not being considered. The conversion of nearby Leavesden Airfield which combined a major film studio, new businesses /employment together with a large number of new homes is an excellent example of what could be achieved on the Bovingdon Airfield. Yes it may require compulsory purchases but that is what is required if you are serious about protecting the Green Belt.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6898
<b>Full Name</b>	Mr John Richards
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel</p>

	Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6945
<b>Full Name</b>	Miss rebecca holt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Absolutely not.</p> <p>You state that the 'settlement hierarchy.' will remain, and therefore Kings Langley and Bovington will remain as villages, and be low down the hierarchy as a choice for residential development, with the main towns as the focus for development. Impact on the Green belt will be massive and it will not be 'the most efficient use of land'. Furthermore the development proposed in Kings Langley and Bovindon on the farms and fields and open space WILL NOT 'protect the appearance and distinctiveness of the area'. It is therefore completely flawed and WILL NOT 'safeguard the countryside and attractive landscapes from development'.</p> <p>The development in Kings Langley and Bovington put forward in the Sites Schedule goes against all of these points.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6968
<b>Full Name</b>	Miss Helen Barham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	In principle the development strategy appears good but the proposed developments at Wayside Farm, Shendish and Hill Farm will seriously alter the character of Kings

	Langley. These proposals are not in line with the proposed strategy since they do not 'reflect the character' of Kings Langley and will make it become a small town. These proposals will also impact on rural businesses within the area and continue the trend towards the village becoming a commuter town with inhabitants that have no connection to the local area.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6971
<b>Full Name</b>	mr michael hicks
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The market towns can accept some new housing but not huge numbers policy cs1 sums this up is of a scale commensurate with the size of the settlement and its facilities helps maintain the vitality of the town causes no damage to the existing character is compatible with policies protecting the green belt and the rural area
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO6996
<b>Full Name</b>	Mr Adrian England
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	As explained in earlier answers, I propose that villages and small towns need schemes to accommodate younger people in the whole range from luxury to social housing. The diversity needs to be pepper-potted across the whole borough. In particular village and small town property on generous plots should be encouraged to create development schemes at small scale, mixing social housing with private sales.
<b>Include files</b>	
<b>Number</b>	Question 8

<b>ID</b>	LPIO7010
<b>Full Name</b>	Miss Isobel Holt
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The proposed development of Bovingdon and Kings Langley goes against what you state in section 4.2; "conserve and enhance function and character of villages and countryside. Ensure effective use of existing land and previously developed sites"</p> <p>There is no mention of the fact that development will be made on green belt land in Kings Langley and Bovingdon. I.e the sites on Grange Farm, Green Lane and the land South East of Homefield. As well as the sites on Love Lane and Rectory Farm.</p> <p>I have lived in the area for most of my life and and have stayed here due to the open spaces and the nature of it being a village not a town. Greenbelt should be retained and kept as defining village boundaries. Traffic and parking is already hurrendous with schools being completely oversubscribed too.</p> <p>We are already at capacity - I am completely against the development on these sites it is completely inappropriate and unsustainable with local infrastructure not able to support it. Our natural environment will be lost forever.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7098
<b>Full Name</b>	Mr & Mrs Fox
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>BRAG RESPONSE TO Q8 (FULL DOC ATTACHED TO Q46)</p> <p>Question 8</p>

*Do you agree with the proposed broad approach to distributing new development?*

No

BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in

Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10

comes close being able to follow the proposed approach.

In practice the current approach is proving incompatible with preserving the character of our market towns and

Berkhamsted in particular, which has received a disproportionately large amount of development to date

–

unsupported by any improvements in infrastructure.

To be clear the Core Strategy Settlement Hierarchy states

"Hemel Hempstead will be the focus for housing

development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and

"The general approach in these locations will be to support development that enables the population to remain stable,

unless a small element of growth is required to support local community needs."

This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel

and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also

confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead,

for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more

weight should be attached to securing sustainable growth in the Borough's main town."

The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from



	<p>LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.□</p> <p>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7191
<b>Full Name</b>	Mrs Fiona Walsh
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We wish to remain a village and this kind of development would destroy the character of our village, we are a special village with a medieval history which should be preserved. We do not want to blend into Hemel or Watford.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7212
<b>Full Name</b>	Mrs Kim Dell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I would also like to know Why Bovingdon and not Chipperfield or Flaunden? We seem to constantly be hit with what other areas wouldn't want while our services [Bovingdon] are reduced.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7247
<b>Full Name</b>	Mrs Kim Dell

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I would also like to know Why Bovingdon and not Chipperfield or Flaunden? We seem to constantly be hit with what other areas wouldn't want while our services [Bovingdon] are reduced
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7309
<b>Full Name</b>	Brian and Heidi Norris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We fully understand the need for additional housing in this country, but it should not be to the detriment of towns such as ours. We do not intend to reply to the 46 questions one by one, but support the answers given by the Berkhamsted Citizens' Association and the Berkhamsted Residents Action Group and support Option 1B in the Strategy Plan. Even this number of 600 further homes is, in our view, more than enough, but we understand that is an existing commitment.</p> <p>BRAG response to Question 8 (please note full document is attached to Q46)</p> <p>Question 8</p> <p><i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p>No</p> <p><input type="checkbox"/></p> <p>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</p> <p><input type="checkbox"/> In practice the current approach is proving incompatible with preserving the character or our market towns and</p>

Berkhamsted in particular, which has received a disproportionately large amount of development to date –

– unsupported by any improvements in infrastructure.

To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and

“The general approach in these locations will be to support development that enables the population to remain stable,

unless a small element of growth is required to support local community needs.”

This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel

and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also

confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead,

for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more

weight should be attached to securing sustainable growth in the Borough’s main town.”

The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.

This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.

Greater consideration should be given to placing more development in villages when there is a proven requirement to

	support local amenities and ensure their vibrancy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7367
<b>Full Name</b>	Mrs Helen Harding
<b>Company / Organisation</b>	Chiltern & South Bucks District Council
<b>Position</b>	Principal Planner
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>8 – Distribution of new development</p> <p>Thank you for consulting Chiltern and South Bucks District Council and for your continuing engagement on Duty to Co-operate matters with the Councils in relation to the emerging Dacorum Plan and the joint Local Plan Chiltern and South Bucks.</p> <p>I attach the response of Chiltern and South Bucks District Council on your reg 18 Issues and Options consultation.</p> <p>The response has been agreed with the Chiltern District Council Portfolio Holder for Sustainable Development, Councillor Peter Martin.</p> <p>The response of the South Bucks District Council Portfolio Holder for Sustainable Development, Councillor John Read is currently awaited at the time of sending this email. If there are any changes to this response in the light of comments which he may wish to make I will contact you straight away.</p> <p>The consultation document refers to the importance of ensuring that future growth is accompanied by infrastructure improvements (paragraph 5.1.4). This principle is supported.</p> <p>full document attached to Q46</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7372
<b>Full Name</b>	Mr Clive Birch
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5. This approach is not being implemented and only one of the options identified in section 10 comes close to this approach.</p> <p>In practice the current approach is proving incompatible with preserving the character of Tring or Berkhamsted , which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</p> <p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population remain stable unless a small element of growth is required to support local community needs</p> <p>The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7551
<b>Full Name</b>	David Reavell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Any new development should be of such size as to have regard to the relative scale and impact on the existing settlement and to realistic “absorption rates”.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7560
<b>Full Name</b>	Fiona Reavell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Any new development should be of such size as to have regard to the relative scale and impact on the existing settlement and to realistic “absorption rates”.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7673
<b>Full Name</b>	JUNE LIGHTFOOT
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes  Hemel Hempstead should be the focus for housing development within the borough as it is below it's target. As you say the Market Towns are “Areas of Limited Opportunity” and have already had a disproportionate amount of housing development unsupported by infrastructure development, so it's right that “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7850
<b>Full Name</b>	Dr Peter Chapman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7934
<b>Full Name</b>	Mr Norman Groves
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I would like to confirm that I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>BRAG RESPONSE TO Q8</p> <p>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy.</p> <p>BRAG</p> <p>would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in</p> <p>Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10</p> <p>comes close being able to follow the proposed approach.</p> <p>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date –</p> <p>unsupported by any improvements in infrastructure.</p> <p>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and</p> <p>"The general approach in these locations will be to support development that enables the population to remain stable,</p> <p>unless a small element of growth is required to support local community needs."</p> <p>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel</p> <p>and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also</p> <p>confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead,</p> <p>for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more</p> <p>weight should be attached to securing sustainable growth in the Borough's main town."</p> <p>The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p>

	<p>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</p> <p>Greater consideration should be given to placing m</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO7984
<b>Full Name</b>	Mr Michael Nidd
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The current approach ignores “spill over effects” from new developments into into neighbouring areas. Any matching of infrastructure and development only seems a possibility in the case of the largest developments . Greater consideration should be given to placing more development in villages , subject to Green Belt limitations, to support local amenities and ensure their continuing viability</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8050
<b>Full Name</b>	MR MARK ADAMS
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>1) The proposed approach does not focus sufficiently on Hemel Hempstead.</p> <p>The scattered developments across the borough that we have seen in recent years have not been accompanied by adequate increases in infrastructure capacity. The benefits of the CIL are diluted to almost nil by such an approach. In particular we are left with a road system within settlements which is not improved, so that all its pinch-points become gridlocked. Focussing</p>



	<p>on a few large developments, with their own key services, will make the most of the pooled CIL and the Council's own funding.</p> <p>Furthermore, Hemel Hempstead is most in need of regeneration, and is the most appropriate site for the high-rise developments which will make it easier to reach housing targets.</p> <p>2) The proposed approach does not reflect Berkhamsted's unique disadvantages for development.</p> <p>Berkhamsted is a valley town. Services are concentrated at the bottom and the roads around the schools, shops, supermarket and station are already gridlocked regularly. Parking in the valley is inadequate and there is no room to expand it sufficiently. On the other hand, the land available for development is largely at the top of the valley, and the fragmented developments proposed there cannot include all the services which bring people to the bottom of the valley. The hills involved mean that only the youngest and fittest will walk or cycle. In conclusion, any further developments in the town will add to the gridlock in the centre.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8076
<b>Full Name</b>	Jonathan Paul Rogers
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I'm certain a larger town like Hemel Hempstead, Aylesbury or Watford would be able to accommodate such a development
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8078
<b>Full Name</b>	Fiona Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<b>Your response - Please add your response here</b>	Surely it would be better to build around a large town like Hemel Hempstead, Aylesbury or Watford who have the necessary amenities.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8080
<b>Full Name</b>	Russell Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I'm certain a larger town like Hemel Hempstead, Aylesbury or Watford would be able to accommodate such a development.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8082
<b>Full Name</b>	Holly Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I'm certain a larger town like Hemel Hempstead, Aylesbury or Watford would be able to accommodate such a development.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8274
<b>Full Name</b>	Fiona Cannon
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>Q8</b> Notwithstanding the fact that proposing to build at Shendish is poor planning, crucially the adjoining of the proposed Shendish development to the new Aspen Park development in Apsley is obliterating the boundary between Kings Langley and Hemel Hempstead.

	We disagree strongly with the proposal of effectively extending Hemel Hempstead on Kings Langley land by subjugating the Parish Council boundary. A further violation is the inclusion of Green Belt in the effort to construct what is a poorly thought out Local Plan for Kings Langley.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8276
<b>Full Name</b>	Fiona Cannon
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We disagree strongly with the proposal of effectively extending Hemel Hempstead on Kings Langley land by subjugating the Parish Council boundary. A further violation is the inclusion of Green Belt in the effort to construct what is a poorly thought out Local Plan for Kings Langley.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8410
<b>Full Name</b>	Spencer Holmes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to</p>

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**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
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<b>Include files</b>	

Number	Question 8
ID	LP108425
Full Name	Mr Peter Shell
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>Because of the above I am not in a position to myself provide detailed answers to all the questions, but have seen the response prepared by BRAG and agree with their comments which should also be regarded as my own.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8491
<b>Full Name</b>	Mr Lawrence Sutton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8535
<b>Full Name</b>	Mrs Sarah Rees
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG’s responses under our name.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed</li> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8558
<b>Full Name</b>	Helen & Stuart Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>The Berkhamsted Residents Action group have responded in full to the issues and options consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you</b>

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- In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main "
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its
- The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town

	<p>or very large site rather than through much smaller ad hoc developments/sites.</p> <ul style="list-style-type: none"> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8651
<b>Full Name</b>	MRS G RUSSELL
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>No.</p> <p>1- The development should be in Hemel Hempstead, which has the capacity and the infrastructure, and a lot of brownfield sites.</p> <p>2- Green Belt should be sacrosanct.</p> <p>3- Villages and market towns do not have the necessary infrastructure, and would completely lose their character, traffic would increase, etc etc</p> <p>4- Farmland should not be used. This is a precious local facility, which will be vital to retain once we leave the EU.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8695
<b>Full Name</b>	MR NIGEL EGERTON-KING
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The large amount of development that has already taken place in Berkhamsted has overloaded infrastructure. Any more significant development will destroy the character of our historical market town.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8725
<b>Full Name</b>	Mrs Pat Berkley
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I/we request you accept this as confirmation that I/we wish DBC to duplicate BRAG’s responses under my/our name.</b></p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> </ul>

	<ul style="list-style-type: none"> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to</li> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8762
<b>Full Name</b>	gregory lee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Specifically regarding the potential of additional housing on the Shendish area I feel would considerably impact my quality of life in Kings Langley. The rural aspect that the green belt provides has given untold amounts of pleasure to my family over the years. The wildlife in the area is still a constant reminder of why we moved to the specific area of the village and any plans to build houses on this would have a massive impact. I feel the same also with regards to all other green belt areas of the village that housing is being considered for. In my opinion the green belt areas are all extremely important to the make up of the village and mass housing projects would significantly unbalance our community. My suggestion is that all green belt land should remain so and additional housing sites and solutions should be sought outside of the green belt.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8873
<b>Full Name</b>	mrs susan stier
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Q8- NO-the current approach is incompatible with preserving Berkhamsted as a market town. Berkhamsted has received a disproportional large amount of development to date- with no improvements to infrastructure.</p> <p>In the first 10 years of the Core Strategy development in Berkhamsted is 34% above target, and in Hemel- 21 % behind.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8954
<b>Full Name</b>	barney greenwood
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>All in favour of "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs."</p> <p>But totally against what's being done in practice – allowing development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO8982
<b>Full Name</b>	David Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>No</b></p> <p>The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure. The first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the</p>

	target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO9002
<b>Full Name</b>	Mrs Susan Johnson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure. The first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO9158
<b>Full Name</b>	S Langlely
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council's approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be



	remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO9635
<b>Full Name</b>	MR JAG HIR
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Notwithstanding the fact that proposing to build at Shendish is poor planning, crucially the adjoining of the proposed Shendish development to the new Aspen Park development in Apsley is obliterating the boundary between Kings Langley and Hemel Hempstead.</p> <p>Shendish is in Kings Langley Parish Council and has been part of the village for hundreds of years.</p> <p>You may recall some 14 years ago, there was a dispute between Dacorum and Kings Langley Parish Council naming our road. Dacorum named the road "Parker's Place". Kings Langley Parish Council contested the naming as Shendish</p> <p>is in Kings Langley Parish Council and therefore within their jurisdiction for street/road nomenclature. The road was subsequently and rightly changed.</p> <p>We disagree strongly with the proposal of effectively extending Hemel Hempstead on Kings Langley land by subjugating the Parish Council boundary. A further violation is the inclusion of Green Belt in the effort to construct what is a</p> <p>poorly thought out Local Plan for Kings Langley.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO9688
<b>Full Name</b>	Stephen Bailey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	No. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”
Include files	
Number	Question 8
ID	LPIO9753
Full Name	Aly MacLean
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG’s responses under our names. However, we would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where</p>

“The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

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	<ul style="list-style-type: none"> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to Distribution.</li> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO9801
<b>Full Name</b>	Mr Paul Wardle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG’s responses under our names.</b></p> <p><b>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach. <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO9976
<b>Full Name</b>	mr Kevin Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

Your response - Please add your response here

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10024
<b>Full Name</b>	Jill Mewha
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you</b>

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	<p>Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution. <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10093
<b>Full Name</b>	Melanie Frankel
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that</p>

the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
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	<p>Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10141
<b>Full Name</b>	Natalie Crane
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector</p>

who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10198
<b>Full Name</b>	Mr Tim Beeby
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be</p>

remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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	<ul style="list-style-type: none"> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10245
<b>Full Name</b>	John and Jane Beeley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower</p>

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  - In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP1010295
<b>Full Name</b>	Kathleen Lally
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing in response to the latest plan for housing development in Berkhamsted, most of which suggests an excessive and impractical number of new houses. I have read your Local Plan 2017 and I have read the reply of Berkhamsted Residents’ Action Group (BRAG) and agree that <u>Option 1B is the only option acceptable.</u></p> <p>I agree entirely with the BRAG response to your plan.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character</li> </ul> </li> </ul>

	<p>or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</p> <ul style="list-style-type: none"> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10343
<b>Full Name</b>	J&P Savage
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Secondly, the Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this email as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10394
<b>Full Name</b>	Mrs J Henry
<b>Company / Organisation</b>	C/O Phillips Planning Services Ltd
<b>Position</b>	Mr John CE Phillips
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	We agree with the concentration of most development in and around the three towns of the District in

	order to best the sustainability objectives of the plan, as amended to provide for the District's full housing requirements, and best mitigate the impact ON the green belt.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10409
<b>Full Name</b>	Mr Daniel Parry
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but</li> </ul>

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- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

**Include files**

**Number**

Question 8

<b>ID</b>	LPIO10458
<b>Full Name</b>	David Burbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, <b><u>I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name</u></b></p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an</li> </ul>

approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed

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- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

**Include files**

**Number**

Question 8



<b>ID</b>	LPIO10508
<b>Full Name</b>	Mr Stephen Doughty
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>I would however like to make a few specific comments.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> </ul> </li> <li>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10556
<b>Full Name</b>	Mr Roger Petts
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10603
<b>Full Name</b>	Simon Chilton
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10653
<b>Full Name</b>	Sally and David Williams
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Please register as support for BRAG's submission. <b>BRAG response to Question 8 (please note full document is attached to Q46)</b>

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10701
<b>Full Name</b>	Mrs Jenny Jenkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to emphasise a few of the most important points within that response that I strongly agree with:</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> </ul> </li> <li>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel</li> </ul>

	<p>Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10749
<b>Full Name</b>	Taylor Wimpy Strategic Land
<b>Company / Organisation</b>	Taylor Wimpy Strategic Land
<b>Position</b>	C/O Pegasus Group
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We generally agree with the proposed approach to the distribution of new development, with proportionate development directed to the most sustainable settlements with the best services. In this context, it is important to make the most of the towns such as Berkhamsted and large villages such as Bovingdon, which benefit from a good range of local services and can support sustainable development. Furthermore, directing development to a range of locations across the settlement hierarchy means the Local Plan will not be over-reliant upon individual settlements or development locations and can instead meet its housing requirement across a wide range of sites and locations.</p>



	For full response please see question 46.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10793
<b>Full Name</b>	Grant Imlah
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Moreover i am aware that The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> </ul> </li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10846
<b>Full Name</b>	Sheila Dawkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have studied the above plan, accessed the BRAG website, and attended the Berkhamsted Citizens Association Visioning Evening on 15 November and the Berkhamsted Town Council presentation on 22 November.</p> <p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p>

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**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10895
<b>Full Name</b>	Jean Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and</p> <p>“The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</p> <p>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focusing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities are lower than at Hemel”, while also confirming that “it must</p>

	<p>be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town."</p> <p>Other than <b>Option 1b</b> – the Local Plan does not recognize these principals.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10944
<b>Full Name</b>	Christopher Stafford
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be</p>

remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the

Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be

attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the

Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure

improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
  - To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO10994
<b>Full Name</b>	Mrs Patti Whittle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials"</p>

of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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	<p>infrastructure improvements to match, while development in Hemel is 21% below its</p> <ul style="list-style-type: none"> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11041
<b>Full Name</b>	J M Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and</p> <p>“The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</p> <p>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focusing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities are lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</p> <p>Other than <b>Option 1b</b> – the Local Plan does not recognize these principals.</p>
<b>Include files</b>	
<b>Number</b>	Question 8

<b>ID</b>	LPIO11093
<b>Full Name</b>	Denis Maclure
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>All in favour of “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</p> <p>But totally against what’s being done in practice – allowing development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11122
<b>Full Name</b>	Cally Emmas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development</li> </ul>

	<p>that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</p> <ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11169
<b>Full Name</b>	Mr Neil Aitchison
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Q8 No –see Q4 below</p> <p>The Vision Statement is complacent and merely refers to the status quo . This should be rewritten as a Mission Statement with proper objectives. Hemel Hempstead would benefit from regeneration and better support of its town centre if the town created some larger “garden villages “ with new local centres linked to infrastructure improvements because it has the scope for more local employment with a business park than the market towns.</p>

	<p>DBC could learn from AVDC. The overarching strategy to achieve regeneration is still missing. The reference to local services in the other towns is understated. Berkhamsted is stressed eg School places, parking , station parking, bus services highway limitations. The fifth paragraph is incorrect . There is no further employment or employment land in Berkhamsted. This has reduced as a result of brown field development. The Homes and Communities Agency and possibly the Crown Estates should be brought into consultation and made to bring their land forward rather than hoarding land as at present as in Hemel Hempstead i.e. Marchmont Farm. This site was recommended by the previous planning inspector .</p> <p>Suggested Mission Statement:-</p> <ol style="list-style-type: none"> <li>1 DBC will progress an overarching strategy to new housing requirements over and above those planned on a holistic basis creating new communities with adequate infrastructure and services in the right places with an emphasis on Hemel Hempstead regeneration by creating sustainable “garden village” neighbourhoods with their own local services.</li> <li>2 DBC will strive to work with stakeholders to provide sustainable development that limits impact on existing residents and where planned will provide for additional services in parallel . Preferred locations will be provided with good transport links or be close to public transport nodes or local employment facilities or provided with new facilities.</li> <li>3 Green Belt developments which do not meet holistic criteria or overload unsustainable infrastructure will be rejected.</li> <li>4 DBC will seek to work with the local communities to progress plans on a detailed consultation basis to lessen impact.</li> </ol>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11215
<b>Full Name</b>	Jon Rollit
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues & Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name

However, I would like to take this opportunity emphasize just a few of the most important points within that response.

The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11266
<b>Full Name</b>	Kate Locke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>In addition I would reiterate the extensive points made in the BRAG response to the 'Issues &amp; Options' consultation. I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. The Berkhamsted Residents Action Group (BRAG) has responded in full.</p> <p>In addition, I like to take this opportunity emphasize just a few of the most important points within that response. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market</p>

Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11324
<b>Full Name</b>	David Greenwood
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Bovingdon airfield is a brownfield site, which goes unmentioned in the plans. This is despite the fact that four greenfield sites are suggested for development. Why isn't compulsory purchase of all or part of the airfield in conjunction with the adjoining council being considered? A new development of houses on the airfield (similar to Leavesden) would help to bring more business to the local shops, which isn't the case with existing businesses conducted on the airfield.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11354
<b>Full Name</b>	Ms Lorraine Gilmore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>BRAG has responded in full to the 'Issues &amp; Options' consultation. To avoid repetition of the extensive points made in the BRAG response, I request you accept this email as confirmation that I wish Dacorum Borough Council (DBC) to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasise some of the most important points within that response.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> </ul> </li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main "</li> </ul>

	<ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11403
<b>Full Name</b>	Conian
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing in response to the current consultation to register my views on the proposals.</p> <p>As the Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation and to avoid repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response, to add some of my own comments.</p> <p>NO</p> <p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focusing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and</p>

contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate **34% above the target set**, but with **no infrastructure improvements** to match, while development in **Hemel is 21% below** its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

*Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
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	<p>infrastructure improvements to match, while development in Hemel is 21% below its</p> <ul style="list-style-type: none"> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11477
<b>Full Name</b>	Mr Alan Ledger
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The large amount of development that has already taken place in Berkhamsted has overloaded infrastructure. Any more significant development could destroy the character of our historical market town.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11513
<b>Full Name</b>	Ms Eliza Hermann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	In theory the "settlement hierarchy" in the Core Strategy would be acceptable as it focussed the most development at the main town in the borough, Hemel Hempstead. However in practice this has not occurred, and Berkhamsted has undergone the highest build rate against Core Strategy targets of any town in Dacorum, without sufficient accompanying infrastructure. This has led to significant increases in congestion on the roads

	<p>leading to greater air pollution and more noise, residential streets and through roads alike being clogged with parked cars, difficulty in obtaining GP appointments, lack of secondary school places, and insufficient capacity for waste water drainage.</p> <p>The new Local Plan for Dacorum needs to focus on protection of the Chilterns Area of Outstanding Natural Beauty, protection of the Green Belt, protection of the historic character and setting of the towns including Berkhamsted, and regeneration of brownfield sites into housing.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11592
<b>Full Name</b>	Janet and James Honour
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but</p>

with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

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  - This matching of infrastructure and development would appear to be only

	<p>achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</p> <ul style="list-style-type: none"> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11747
<b>Full Name</b>	Edmund Hobley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity to emphasize just a few of the most important points within that response below.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>Brag Response to question 8 (please note full document is attached to Q46)</b></p>

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

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  - In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”
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- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
  - This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a



	proven requirement to support local amenities and ensure their vibrancy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11856
<b>Full Name</b>	Councillor Alan Anderson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Support the Settlement Hierarchy approach whole-heartedly, but only if it is followed. One cannot say one is following the Settlement Hierarchy approach, whilst arguing that some parts of the Borough have had too much development and it is time to disperse it. It has to be one or the other but not both/one cannot have it both ways.
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO11897
<b>Full Name</b>	Janet Mason
<b>Company / Organisation</b>	Berkhamsted Town Council
<b>Position</b>	Town Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. To illustrate this point:</p> <p>Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target. No additional infrastructure has been provided to support this in the Berkhamsted and Northchurch settlement.</p> <p>Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved in Berkhamsted given existing constraints.</p> <p>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</p> <p>More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO11944
<b>Full Name</b>	Dee Sells
<b>Company / Organisation</b>	Markyate Parish Council

<b>Position</b>	Parish Clerk/ RFO
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>No</b></p> <p><i>As started previously, we believe the contribution to the increase in housing under the existing Core Strategy as to be taken into account. Markyate has accepted beyond the target set. It is also important to assess the impact on the community to see that the objectives set for sustainable development have been met. To date, Markyate still does not have the new surgery, promised as part of the development at Hicks Road, and instead the existing surgery is to be extended and refurbished. Further, while one must assume that all the parking spaces required to meet Government guidelines have been produced, as predicted by the Parish Council, this provision is inadequate and at night the village becomes a giant car park, with cars parked on every possible space, even within the new 'square'. Access for emergency vehicles is severely compromised. In the daytime passage through the High Street is difficult due to parked cars and the volume of traffic trying to negotiate what is effectively a single carriageway. Markyate and other rural areas do not have a bus service adequate for workers to access their work place save by the use of a car. Our villages are unsuitable to the needs of commuters, who should be accommodated within a short walk or cycle ride to a transport</i></p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12044
<b>Full Name</b>	David Wilyman
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development</p>

within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

Standard BRAG response to Question 8. Please note full document is attached to Question 46

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12097
<b>Full Name</b>	Colin Blundel
<b>Company / Organisation</b>	Chiltern Society
<b>Position</b>	Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Chiltern Society is a charitable body with 7000 members. We campaign for the conservation and enhancement of the Chilterns National Character Area, which includes the Chilterns Area of Outstanding Natural Beauty (AONB) and part of the London Green Belt. Our role in the planning system is co-ordinated through a network of voluntary planning field officers and co-ordinators.</p> <p>We are broadly in support of the settlement hierarchy approach proposed, concentrating on the larger settlements. It has to be remembered, however, that the towns are immediately surrounded by the Chilterns Landscape, including both the AONB and the Green Belt.</p>

	<p>The bullet points in paragraph 5.1.2 could be better clarified. Saying that development will minimise impacts on the Green Belt is a bit misleading when large areas are proposed to be removed from the Green Belt to accommodate development around the towns and villages. 'Minimising' suggests a very small amount, but this is clearly not the case.</p> <p>The bullet point in relation to countryside and landscape could also refer to 'including the Chilterns AONB'.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP1012134
<b>Full Name</b>	Ray Dann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p>Standard BRAG response to Question 8. Please note full document is attached to Q46.</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12200
<b>Full Name</b>	Douglas & Christina Billington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified</li> </ul>



in section 10 comes close being able to follow the proposed approach.

- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs. ”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main Town.”
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12279
<b>Full Name</b>	Richard Frankel

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p>Standard BRAG response to Question 8. Please note full document is attached to Question 46.</p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a</li> </ul> </li> </ul>

	<p>disproportionately large amount of development to date – unsupported by any improvements in</p> <ul style="list-style-type: none"> <li>To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”</li> <li>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</li> <li>The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12336
<b>Full Name</b>	Mr Brian Kazer
<b>Company / Organisation</b>	Tring in Transition
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>No</b> Although broad approach OK, Tring is being required to have much more than its share of new homes based on current population and the consultant's figure of 22.9% for population growth. Applying this objective evidence as required by NPPF indicates around 1,120 new homes for Tring, including the 500 within urban envelope, rather than the much higher figures of options 2 and 3; leaving 620 for Green Belt in Tring.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12338
<b>Full Name</b>	ms rona morris
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Approach is fine but the options don't appear to meet them, particularly for Berkhamsted which struggles on many levels. Key is whether DBC follows the approach or simply caves into developer interest and higher CIL payments from developing in Berkhamsted.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12423
<b>Full Name</b>	Judy Halden
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues & Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.  The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The

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**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12471
<b>Full Name</b>	Meenakshi Jefferys
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified."</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12518
<b>Full Name</b>	Mrs Jane Barrett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and</p>



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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12567
<b>Full Name</b>	mr paul healy
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12617
<b>Full Name</b>	Merrick Marshall
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasise just a few of the most important points within that response.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12666
<b>Full Name</b>	Monika & Casper Gibilaro
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under our name</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity”</p>

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	<p>example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main Town."</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution. <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12714
<b>Full Name</b>	Lorna Ginn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Here are my comments on the new Local Plan</p> <p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing</p>

growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” **The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.**

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12763
<b>Full Name</b>	Mr Raymond Phipps
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I wish to comment as follows to the Strategic Options Consultations. In general I follow the comments made by BRAG.</b></p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach. <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12810
<b>Full Name</b>	Ingrid Carola McKenna
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

**Your response - Please add your response here**

The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues & Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.

In addition, I draw attention to some of the most important points within that response.

The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12858
<b>Full Name</b>	Mr Stephen Lally
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Rather than repeat the BRAG response, with which I completely agree, I will highlight some key points that are important to me.</b></p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p>

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.
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	proven requirement to support local amenities and ensure their vibrancy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12908
<b>Full Name</b>	Jon Whittle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being</li> </ul>

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- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO12961
<b>Full Name</b>	Edward Keane

Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach. <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a</li> </ul> </li> </ul>



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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13010
<b>Full Name</b>	Bettina Deuse
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity to emphasize just a few of the most important points within that response below.</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to question 8 below (full BRAG response see question 46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity"</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13063
<b>Full Name</b>	Mr Paul Tinworth
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I wish to express my full agreement with the response from the Berkhamsted Residents Action Group regarding Dacorum’s Local Plan.</p> <p>...</p>

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

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  - To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs."
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- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
- The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
  - This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.

	<ul style="list-style-type: none"> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13111
<b>Full Name</b>	Hilary Dann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an</li> </ul>

approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed

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- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13160
<b>Full Name</b>	Mr J P Goodings

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13177
<b>Full Name</b>	Mr J G Botha
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	A broad brush policy is not fair and each development should be looked at and considered individually as to how it will impact the local area, specifically in Kings Langley where traffic and road infrastructure can already not cope
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13257
<b>Full Name</b>	D. Phillips
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I fully concur with the comments attached from BRAG. The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid fill repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states 'Hemel Hempstead will be the focus for housing development within the borough', while recognising that the Market Towns are 'Areas of limited opportunity' and 'the general</p>

approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs'. This settlement hierarchy was ratified by the Core Strategy Inspector who concluded that 'the Council's approach of focusing growth on Hemel Hempstead is justified'. The Inspector points to 'the sustainability credentials' of Hemel and contrasts that to the Market Towns where 'the level of services and facilities is lower than at Hemel', while also confirming that 'it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town'. The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate of 34% above the target set, but with no infrastructure improvements to match, while developments in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

**No**

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13362
<b>Full Name</b>	Mrs Christine Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	More contradictions. Minimise impacts on the Green belt. So why propose to build thousands of homes on it?
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13363
<b>Full Name</b>	Mr Alan Mitchell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	More contradictions. Minimise impacts on the Green belt. So why propose to build thousands of homes on it?

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13445
<b>Full Name</b>	Mrs Catherine Imber
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response</p> <p>The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date (34% above the target set) unsupported by any improvements in infrastructure.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town."</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an</li> </ul>

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**Include files**

**Number**

Question 8

<b>ID</b>	LPIO13493
<b>Full Name</b>	Deborah Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be</li> </ul> </li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13548
<b>Full Name</b>	Mr Alan O'Neill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues & Options’ consultation.

To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.

The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified

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**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13601
<b>Full Name</b>	Sue O'Neill
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13649
<b>Full Name</b>	Moira and David Lea
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Already proposed development</p> <p>Tring already has large pieces of land proposed for future development, which the town will find difficult to cope with. Even more building is proposed in areas surrounding Tring, in Pitstone, Western Turville, Aston Clinton all of which will use the bypass and the station. Huge swathes of land are under proposals for change in Aylesbury which although across a county border, very directly affects Tring. Proposals for Berkhamsted and Hemel Hempstead would also adversely affect Tring.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13663
<b>Full Name</b>	Tim Uden
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under my name.</p>

However, I would like to take this opportunity emphasize just a few of the most important points within that response.

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- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
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  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its
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	<ul style="list-style-type: none"> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13728
<b>Full Name</b>	Edward Hatley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request that you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market</li> </ul> </li> </ul>

	<p>Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”</p> <ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13776
<b>Full Name</b>	Mr Roger Didham
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues & Options’ consultation. To avoid full repetition of the extensive points made in the BRAG

response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.

However, I would like to take this opportunity emphasize just a few of the most important points within that response.

The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13833
<b>Full Name</b>	Alex Dann
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues & Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response:-

The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
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	<p>level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO13920
<b>Full Name</b>	David and Katie Hannah
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b><u>Question 8</u></b> Do you agree with the proposed broad approach to distributing new development?</p> <p><b>No.</b> I believe that Berkhamsted has undertaken more than its fair share of development to date and this should be reflected in future housing demand. Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target.</p> <p>In addition, there is woefully insufficient thought given to the knock on effect to infrastructure in this report. Any resident will make it clear that schools, traffic, medical</p>



	<p>access, are currently under severe strain from the current levels of development to date. Any future development should focus on infrastructure upgrades before any additional housing is allowed above current plan. Only those developments that propose to create tangible infrastructure enhancements as part of their construction should be considered.</p> <p>Also, I note that the effects of the Brexit vote have not been fed into these assumptions. When this process was begun, the projections for future population growth and thereby housing need would have been driven in this region by significant EU based immigration. As of Nov 2017, the ONS announced that in the year to Jun 2017, net migration had fallen to its lowest level since records began (with EU specific migration down 19% year on year) and the trend likely to continue. This absolutely needs to be factored into revised housing targets over the Plan period.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14003
<b>Full Name</b>	Danny Jennings
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I would like to register our joint support of the opinions of Berkhamsted Town Council, Berkhamsted Residents Action Group and the Berkhamsted Citizens Association regarding Dacorum's Local Plan.</b></p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach. <ul style="list-style-type: none"> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> </ul> </li> </ul>

	<ul style="list-style-type: none"> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main Town.”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution. <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14052
<b>Full Name</b>	Mr John Goffey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

Your response - Please add your response here

**In order to avoid duplication, we request that DBC consider this response as supportive of all the points raised by Berkhamsted Residents Action Group (BRAG) in their comprehensive response to the DBC *Issues and Options* document. We would, in addition, like to add the following points concerning Question 33 of the above document.**

...

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
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	<ul style="list-style-type: none"> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution. <ul style="list-style-type: none"> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14100
<b>Full Name</b>	Sue Elleray
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10</p>

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**BRAG response to Question 8 (please note full document is attached to Q46)**

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  - This matching of infrastructure and development would appear to be only

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14151
<b>Full Name</b>	Mr Richard White
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p><b>I disagree with the Dacorum Local Plan proposals for the reasons stated in the BRAG response</b></p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach. <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</li> </ul> </li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the</li> </ul>

	<p>Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main Town."</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution. <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> </ul> </li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14292
<b>Full Name</b>	Ms Vicky Tattle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development</p>

within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14354
<b>Full Name</b>	Mr Humphreys
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14381
<b>Full Name</b>	Ray Tattle
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues & Options' consultation. To

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14429
<b>Full Name</b>	Giselle Okin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) have responded in full to the ‘Issues & Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14478
<b>Full Name</b>	Mr David Griffin
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><i>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</i></p> <p><i>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</i></p> <p><i>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</i></p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p>

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Include files	
Number	Question 8
ID	LPIO14676
Full Name	Ann Bunn
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	
Include files	
Number	Question 8
ID	LPIO14755
Full Name	Ms Paula Farnham
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has (or will be) responded (ing) in full to the 'Issues &amp; Options' consultation. I could make similar comments in response, but in order to make this simple, please accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p>However, I would like to take this opportunity to emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14804
<b>Full Name</b>	Steve Baker
<b>Company / Organisation</b>	CPRE - The Hertfordshire Society
<b>Position</b>	Planning Manager
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Although we agree with the use of a Settlement Hierarchy as set out in the Core Strategy, which focuses development on the main towns and larger villages, new development should be directed to sites within those towns and villages and not in the Green Belt, or to areas beyond the Green Belt. The extensions of the boundaries of the towns and villages should only occur in exceptional circumstances as required in National Policy. Only with this caveat can the new Local Plan “minimise the impacts on the Green Belt” as stated in paragraph 5.1.2 of the Issues and Options document.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14826
<b>Full Name</b>	Bev Mckenna
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response,</b>

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**In addition, I draw attention to some of the most important points within that response**

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14873
<b>Full Name</b>	Mr Michael Curry
<b>Company / Organisation</b>	Tring Town Council
<b>Position</b>	Town Clerk
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The broad principles are accepted, but with a significant caveat that there is a finite capacity in each settlement. This is embedded in Policy CS1:</p> <p><i>“The market towns and large villages will accommodate new development for housing, employment and other uses, provided it:</i></p>

- 1 *is of a scale commensurate with the size of the settlement and the range of local services and facilities;*
- 2 *helps maintain the vitality and viability of the settlement and the surrounding countryside;*
- 3 *causes no damage to the existing character of the settlement or its adjoining countryside; and*
- 4 *is compatible with policies protecting the Green Belt and Rural Area”.*

Given the scale of some of the growth under consideration, the option of new, separate communities should be given consideration as an alternative to absorbing all the growth in existing settlements. This is not to say that there are suitable sites, but there needs to be clear evidence that the option has been explored.

Given the scale of development within Dacorum, across Herts and in the neighbouring counties there is the need for a strategic overview, which may make this option more attractive – see Q37.

Response to Q37: Option (c) should be explored because of the constraints the Green Belt and Chilterns A.O.N.B. places on Dacorum’s ability to take further growth.

[With regard to the option of a new settlement, the suggestion that this is looked at on a county basis is noted. This could be linked with the announcements of development of the Oxford/Milton Keynes/Cambridge arc with development within the Royston–Baldock–Buntingford triangle. The area north of Tring mentioned is already surrounded by development in Aylesbury and Leighton Buzzard which will put the poor communication links under even greater pressure.]

**Include files**

<b>Number</b>	Question 8
<b>ID</b>	LPIO14928
<b>Full Name</b>	Malcolm and Jill Allen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</p> <p>However, I/we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community "</li> </ul> </li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO14978
<b>Full Name</b>	Mr Clive Freestone
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p>

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed
  - In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
  - To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main ”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to
  - This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

Include files	
Number	Question 8
ID	LPIO15028
Full Name	Mr & Mrs D A Simmons
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. We request you accept this summary as confirmation that we wish DBC to duplicate BRAG's responses under our names.</p> <p>We would like to take this opportunity to emphasize a few of the most important points within that response, <b><i>in particular our response to Q25.</i></b></p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified</li> </ul>



in section 10 comes close being able to follow the proposed

- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community ”
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- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to
  - This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15074
<b>Full Name</b>	Tom Simmons

<b>Company / Organisation</b>	St William Homes LLP
<b>Position</b>	Development Manager
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>The broad approach to distributing new development is supported however it is considered that greater importance should be applied to optimising brownfield sites within the Borough, including the former Gasworks site off London Road.</p> <p>The NPPF has an overriding emphasis on sustainable development whilst paragraph's 11 and 17 highlight the importance of effectively reusing brownfield land. Paragraph's 11 and 17 both seek to:</p> <p><i>"... encourage the effective use of land by re-using land that has been previously developed (brownfield land), provided that it is not of high environmental value."</i></p> <p>The Housing White Paper – <i>Fixing Our Broken Housing Market</i> (February 2017) (The Housing White Paper) also seeks to plan for the right homes in the right places, in part by maximising the contribution from brownfield land.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15098
<b>Full Name</b>	Grand Union Investments
<b>Company / Organisation</b>	Grand Union Investments C/O Savills
<b>Position</b>	Associate Director
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>We agree with the Council that the settlement hierarchy provides a suitable starting point on which to determine the distribution of future development. There will however also be other considerations that serve to shape the spatial strategy of the plan, such as the availability of infrastructure capacity, environmental factors and policy constraints such as the Green Belt. Indeed, the policies of the NPPF should be taken as a balanced whole in guiding the development strategy. However, with the 'presumption in favour of sustainable development' being the 'golden thread' that runs through the NPPF, the accessibility of development to services and facilities and sustainable means of transport should be the main consideration behind the Council's approach to the distribution of development in the Borough.</li> <li>We note from paragraph 5.14 of the consultation document that the Council's Draft Settlement</li> </ul>

	<p>Hierarchy Study does not recommend any significant changes to the role of any individual towns or villages in the hierarchy. In this regard we note that Hemel Hempstead is positioned at the top of that hierarchy, as a 'Main Centre for Development and Change', as defined by the Core Strategy. Below this, Berkhamsted along with Tring are identified as Market Towns. In this hierarchy, the Market Towns are identified under a sub-section headed 'Areas of Limited Opportunity'. This is different to the settlement hierarchy which was defined by the Dacorum Borough Local Plan (1991-2011) which defined Hemel Hempstead as a Town, along with Berkhamsted at the top of the settlement hierarchy. Given that Hemel Hempstead, Berkhamsted and Tring all satisfy all of the service requirements set out at Appendix A – Settlement Facility Matrix to the Council's Settlement Hierarchy Study (October 2017) they should each be treated as being 'Main Towns' at the top of the settlement hierarchy, in a similar way to the approach taken by the Local Plan for 1991 to 2011.</p> <ul style="list-style-type: none"> <li>Over recent plan periods, Hemel Hempstead has been the focus for high levels of growth relative to that which has taken place at other locations in the Borough. It is important that in applying the hierarchy, the Council also then considers whether sustainable growth can continue to be mainly delivered in one location. The danger of continuing to focus growth in one location is that infrastructure becomes overburdened and that the market is unable to deliver development. Equally, the plan must be sufficiently flexible to ensure that if, for one reason, one of the sites / locations does not deliver growth at the rate anticipated, then other parts of the plan are able to take up the shortfall. A strategy that identifies Berkamstead as a Main Town, alongside Hemel Hempstead and Tring, will be more flexible and more likely to ensure that the Local Plan is sound.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15129
<b>Full Name</b>	Simon Foster Monique Bos
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	We agree that, in principle, the Council should adopt a settlement hierarchy which focuses the majority of housing growth in the largest settlements, and a smaller level of growth in the smaller settlements. However, the growth options being considered by the Council place

	<p>far too much emphasis on Tring as a location for proposed housing growth, and not enough housing in the smaller settlements in the Rural Area (including Marsworth, Wiggington, Aldbury, and Cow Roast).</p> <p>The Core Strategy states that “<i>New housing has helped support the rural workforce and meet local needs</i>”, which is clearly beneficial in planning terms. However, the emerging Local Plan does not provide sufficient housing growth to support the smaller settlements in the Borough, which is not sustainable. If the Council allocated more housing to the settlements in the Rural Area, specifically in Marsworth, Wiggington, Aldbury, and Cow Roast, the number of new homes proposed in Tring could be substantially reduced.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15255
<b>Full Name</b>	Caroline Manson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I would like to register my views on the current consultation regarding the proposed developments in Dacorum and in particular Berkhamsted, where I have been a resident for over 20 years.</p> <p>I am attaching the more detailed comments compiled by the Berkhamsted Residents Action Group, which I fully support.</p> <p>Thank you for your consideration of my views and I hope that you will make a decision which protects the current character of our beautiful Market Town.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8: Do you agree with the proposed broad approach to distributing new development?</b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>I agree with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. I would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> </ul>

- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15307
<b>Full Name</b>	Mr Alan Conway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>The Berkhamsted Residents Action Group (BRAG) has already responded to the Issues &amp; Options Consultation. I have studied their comments and confirm that I support the arguments put forward in their submission.</p> <p>Q8 Support the BRAG submission. It is surely only natural justice that the burden arising from the need to provide additional land for building should be shared equitably having regard to the constraints to which Berkhamsted is subject. This clearly is not the current position.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs ”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15356
<b>Full Name</b>	Sue Wolstenholme
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I write in support of the submission made by the Berkhamsted Residents Action Group who have written and represented very clearly the views of many Berkhamsted Residents.</p> <p><b>Standard BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while</li> </ul>

	<p>recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs ”.</p> <ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”.</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15418
<b>Full Name</b>	Nick Hanling
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues & Options’ consultation and I have attached their reponse which I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. In summary, my



view is that Berkhamsted cannot support a number of houses higher than that set out in the Core Strategy and it is already struggling to cope with the developments to date from that Strategy.

I would like to take this opportunity emphasize some of the most important points within that response.

The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” **The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.**

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”

	<ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15466
<b>Full Name</b>	Sarah and Nigel Tester
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation and I have attached their reponse which I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name. In summary, my view is that Berkhamsted cannot support a number of houses higher than that set out in the Core Strategy and it is already struggling to cope with the developments to date from that Strategy.</p> <p>I would like to take this opportunity emphasize some of the most important points within that response.</p>

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8**      *Do you agree with the proposed broad approach to distributing new development?*

**No**

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- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"
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- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.

	<ul style="list-style-type: none"> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15522
<b>Full Name</b>	Miss Tanya Assarat
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept the attached document of this as confirmation and that I wish DBC to duplicate BRAG's responses under my name.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The</li> </ul>

	<p>level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15571
<b>Full Name</b>	Melanie Llewellyn
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing to support the submissions by The Berkhamsted Town Council, the Berkhamsted Residents Action Group and The Berkhamsted Citizens Association opposing further development in Berkhamsted.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being</li> </ul>

	<p>implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</p> <ul style="list-style-type: none"> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15638
<b>Full Name</b>	Mr James Honour
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have attended the presentation and have read the Berkhamsted Residents Action Group response to the questions posed.</p> <p>I can agree with all their extensive points and request that you accept this as confirmation i wish to duplicate their responses under my name.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no</li> </ul>

	<p>infrastructure improvements to match, while development in Hemel is 21% below its target</p> <ul style="list-style-type: none"> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15697
<b>Full Name</b>	Mark Pawlett
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Please see attached a report provided by the Grove Road Residents Association. I can confirm that I am a member and as such support this document.</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p><b>Question 8. Do you agree with the proposed broad approach to distributing new development?</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> </ul>



	<ul style="list-style-type: none"> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15745
<b>Full Name</b>	Maria & Colin Sturges
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>I believe the proposed Local Plan lacks vision and fails to keep the character of Dacorum. Less than 6 months ago (16th July) the previous 25 year plan was approved and that took 10 years in the making, and now we are being asked to approve a new plan having just agreed to an additional 500 houses in Tring. If the worst case scenario of the plan were to take place this would result in a 60% increase of the town of Tring. I have attached a report from a planning consultant with regards to the over-development of Tring. Tring has specific issues being a small market town...</b>

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

**Include files**

**Number**

Question 8

**ID**

LPIO15792

<b>Full Name</b>	David Kerrigan
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I fully endorse the BRAG submission on this, which is worth pointing out as I have not answered some questions, and have bundled answers to others under what seems to be the most critical one – Question 40 eliciting support or otherwise for Option 1B.</p> <p>All in favour of “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</p> <p>But totally against what’s being done in practice – allowing development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to</li> </ul>

	<p>“the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO15860
<b>Full Name</b>	D B Land and Planning
<b>Company / Organisation</b>	D B Land and Planning
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• DBLP supports the proposed “broad approach” to distributing new housing development in the Borough</li> <li>• In order to ensure that this approach is sound, it is recommended that it is updated to reflect the latest situation in terms of accommodating the housing numbers proposed.</li> <li>• DBLP’s position on Markyate is that its position should remain unchanged, but in so doing, it is a location where additional development does take place, which does require the review of the green belt</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8

<b>ID</b>	LPIO15921
<b>Full Name</b>	James Pitt
<b>Company / Organisation</b>	Gleeson Developments Limited
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Yes, we support the existing Settlement Hierarchy, which reflects the long established pattern of settlements and rightly recognises the roles of the three main towns and the three larger villages.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16008
<b>Full Name</b>	Charlotte Ryan-Elliott
<b>Company / Organisation</b>	Kier Property
<b>Position</b>	Planner`
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>We strongly agree that development should principally be focused around the largest settlements within the Borough. The most sustainable locations, which will reduce the need to travel to access jobs and services, should be utilised to deliver the maximum level of housing achievable whilst respecting the local context.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16050
<b>Full Name</b>	Dave Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find the attached document describing issues and options that I and many other residents of Tring have addressed regarding housing development</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that</p>

whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16104
<b>Full Name</b>	Helen and Aaron Talbot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We attach the report commissioned by Grove Fields Residents Association which we believe should be taken into consideration with regards to proposed plans for increased housing for Tring. We are a small town and the plans for huge new housing developments (some on Green Field sites) should be considered in the light of this.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel</p>

	Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16163
<b>Full Name</b>	Stuart Mcgrory
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached report which I fully endorse. There seems to be a complete lack of vision in the proposals and lack of concern about what it will do to the infrastructure of the town.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul>



	<p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16219
<b>Full Name</b>	Stuart Mears
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I write in regards to your "Issues and Options Consultation Local Plan to 2036".</b></p> <p><b>I fully support the analysis and conclusions of the Issues and Options Response prepared by the Grove Fields Resident Association.</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p>

	<ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16281
<b>Full Name</b>	Kitty Thomas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>please find the attached report written on mine and other residents request.</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor</p>

potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

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- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16343
<b>Full Name</b>	Aaron Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I support GFRA responses see below.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	

Number	Question 8
ID	LPIO16390
Full Name	Ruth and Stephen Wright
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) have responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to duplicate BRAG's responses under our name.</b></p> <p>However, we would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at</li> </ul>

	<p>Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16456
<b>Full Name</b>	Andrew Yeomans
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I endorse the attached reports from the Chiltern Countryside Group and the Grove Fields Residents Association, regarding the local plan consultation.</b></p> <p>Dacorum’s proposal totally omits any figures of the current size of the major towns in the area, and omits any figures on the number of homes constructed from 2013. Such figures are essential to consider whether proposed developments are proportionate to current settlement sizes, or whether they would negatively transform the towns and overload the current infrastructure.</p>

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

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As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

**Include files**

**Number**

Question 8

<b>ID</b>	LPIO16532
<b>Full Name</b>	Ian Emmas
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>. BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>. In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>. To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</li> <li>. This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be</li> </ul>



	<p>afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town."</p> <ul style="list-style-type: none"> <li>. The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>. The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>. This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>. Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16674
<b>Full Name</b>	Katie Parsons
<b>Company / Organisation</b>	Historic England
<b>Position</b>	Historic Environment Planning Advisor
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The capacity for the area to accommodate new housing development whilst maintaining its historic environment should be a key consideration, so that the quality and character of neighbourhoods, towns and villages is conserved. Integrating consideration of the historic environment into plan making alongside other considerations is a key principle of sustainable development. Where less successful neighbourhoods are proposed for redevelopment, opportunities for enhancement should be a priority.</p> <p>Allocation of new housing sites should be considered in the most sustainable locations and should seek to pursue densities and character appropriate to the area. This approach will require a careful and detailed analysis of locations to ensure that distribution of housing is</p>

	appropriate. The historic environment is a critical factor in this analysis in terms of considering the ability of sites and locations to accommodate new housing without undue harm to heritage assets and their settings. We hope that the distinctive qualities of individual settlements will be taken into account when determining where development should take place. Conservation Area Appraisals should be used to help assess suitability for development.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16711
<b>Full Name</b>	Lynsey Hillman-Gamble
<b>Company / Organisation</b>	Central Bedfordshire Council
<b>Position</b>	Strategic Plan Partnership Manager
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	Issue 1 – CBC supports the approach identified to the delivery of growth within Dacorum. It is considered appropriate that the Borough Council ensures that the current strategy within the adopted plan is fit for purpose.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16744
<b>Full Name</b>	Martin Ephgrave
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We agree that the Council should use a settlement hierarchy which focuses the majority of housing growth in the largest settlements, and a smaller level of growth in the smaller settlements. However, the Council should not seek to use this settlement hierarchy to block all new housing in the 'Rest of the Borough' as shown in growth options 1A, 1B, 1C, 2A and 2B. The amount of new development in the 'Rest of the Borough' should be increased to meet the need that exists for housing in the smaller settlements.</p> <p>The Core Strategy states that "New housing has helped support the rural workforce and meet local needs", which is clearly beneficial in planning terms. However, the emerging Local Plan does not provide sufficient housing growth to support the smaller settlements in the Borough, which is not sustainable.</p>

The Countryside Place Strategy in the existing Core Strategy states that around 420 new homes will be provided 'in the countryside' between 2006 and 2031. This equates to 16.8 per year. However, five of the Growth Options in the emerging Local Plan (1A to 2B) proposes that no housing at all is provided in the 'Rest of the Borough'. This is unacceptable.

Growth Options 2C proposes 155 new homes in the 'Rest of the Borough' which equates to only 6.7 per year. This is less than one house per year for each of settlements that exists in the 'Rest of the Borough'. It falls well short on the current local plan target.

Growth Option 3 proposes 608 new homes in the 'Rest of the Borough' which equates to 26 per year. However, this is only 2.8 homes per year for each of the main settlements in the in the 'Rest of the Borough' (Marsworth, Wilstone, Wiggington, Aldbury, Cow Roast, Little Gaddesden, Potten End, Chipperfield, and Flamstead).

The table below compares the proposed Growth Options with the current requirement in the Core Strategy, based on homes proposed per year. All Growth Options perform worse than the existing Core Strategy, except Option 3.

Option	
Rest of Borough	
Total	
Per year	
1A	0
1B	0
1C	0
2A	0
2B	0
2C	155
	6.7
Current Core Strategy	420
	16.8
3	608
	26

600

20

*Housing allocated to the Rest of Borough - Dwellings Per Year*

The table below compares the proposed Growth Options with the current requirement in the Core Strategy, based on the percentage of all homes proposed. All Growth Options perform worse than the existing Core Strategy, except Option 3.

Option

Total Housing

Housing allocated in Rest of the Borough

Percentage allocated to Rest of the Borough

1A

2,950

0

0%

1B

2,950

0

0%

1C

2,950

0

0%

2A

6,580

0

0%

2B

6575

0

0%

2C

6580

155

2.35%

Current Core

Strategy

11,320

420

3.7%

3

14,360

600

	<p>5%</p> <p><i>Housing allocated to the Rest of Borough - As percentage of total housing</i></p> <p>Finally, it should be noted that the Council has had a policy restricting new development in rural settlements such as Little Gaddesden for a number of years, and little or no housing development has been permitted over a substantial period. This has resulted in a significant shortage of new homes, and children that have been brought up in Little Gaddesden need to move elsewhere when they come to buy their own home. The settlement has an aging population, as evident by the fact that the local school does not have enough children, and is seeking to bring in pupils from outside the settlement. New private and affordable homes are needed to provide for the needs of the local population and ensure the settlement flourishes in the future.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16815
<b>Full Name</b>	Jon G. Wright Dawn Sanders
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As a member of the Grove Field Residents Association, I am in broad agreement with their conclusions.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> </ul>

	<ul style="list-style-type: none"> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16883
<b>Full Name</b>	Jan Mcgrory
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Having read the document submitted by the grove fields residents association, I concur whole heartedly with its findings</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the</p>

benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO16971
<b>Full Name</b>	Chris Pike
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

**Your response - Please add your response here**

Please register my support for this report by Grove Fields Residents Association.

I support this whole heartedly.

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

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**Include files**



<b>Number</b>	Question 8
<b>ID</b>	LPIO17028
<b>Full Name</b>	Jade Holmes
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would</p>

	<p>otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17085
<b>Full Name</b>	Grahame Senior
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I support and endorse the views expressed in the attached document as a member of GFRA</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> </ul>

	<ul style="list-style-type: none"> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17199
<b>Full Name</b>	Watford Borough Council
<b>Company / Organisation</b>	
<b>Position</b>	Principal Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Question 8.</p> <p>The Council does not wish to comment on the growth strategy options set out, however, development in and around Hemel Hempstead has the potential to benefit from the shared growth opportunities when considered with Watford and the surrounding area moving forward. This includes making use of the good transport links between the two centres and areas around the A41, M1, M25 and the west coast main line, enabling people to access residential and employment areas and having greater benefits related to critical mass that could support infrastructure, local businesses, services and facilities.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17217
<b>Full Name</b>	Debbie Crooks Pam Moss
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> </ul>

	<ul style="list-style-type: none"> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17275
<b>Full Name</b>	Margaret and Andrew Pike
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>We wish to object most strongly to the plan to build any more dwellings in Berkhamsted and fully</b>

**support all the arguments that the Berkhamsted Residents Action Group (BRAG) have put forward.**

...

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8**      *Do you agree with the proposed broad approach to distributing new development?*

**No**

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town

	<p>or very large site rather than through much smaller ad hoc developments/sites.</p> <ul style="list-style-type: none"> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17332
<b>Full Name</b>	Mr David Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</b></p> <p>...</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>It makes the most efficient use of land and local service provision</li> <li>Minimises impact upon the Green Belt</li> <li>Reduces the need to travel to access jobs and services</li> <li>Protects the appearance and distinctiveness of the area</li> <li>Safeguards the countryside and attractive landscape and development</li> <li>Provides greater consistency with consumer demand</li> <li>Underpins a growth in footfall for town centre retailing</li> <li>More opportunities to provide a robust health provision of services</li> </ul>

	<ul style="list-style-type: none"> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP1017384
<b>Full Name</b>	Lesley Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Finally, I fully support the responses to the Local Plan as submitted by the Berkhamsted Citizens Association and the Dacorum Health Action Group both of which I have fully read.</p> <p>Berkhamsted Citizens Association response to question 8 below (copy of full response attached to question 46)</p> <p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints.</li> </ul>



	<ul style="list-style-type: none"> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17439
<b>Full Name</b>	Sara Bell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I believe you have already received the attached from planning consultants on behalf of the Grove Fields Residents Association. As a community member strongly opposed to the suggested development, I felt it necessary to re-send the report with my own comments on the matter.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> </ul>

	<ul style="list-style-type: none"> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17498
<b>Full Name</b>	Emma Talbot
<b>Company / Organisation</b>	The Little Cloth Rabbit
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Please find attached a report (GFRA) about the proposed development of Tring.</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p>

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

...

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17546
<b>Full Name</b>	MR DAVID BROWN
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Finally, I fully support the responses to the Local Plan as submitted by the Berkhamsted Citizens Association and the Dacorum Health Action Group both of which I have fully read.</p> <p>Berkhamsted Citizens Association response to question 8 below (copy of full response attached to question 46)</p> <p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP1017605
<b>Full Name</b>	Paul Hembury
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing to express my concern over the proposed development of Tring as set out in the Issues and Options Consultation Local Plan to 2036. The attached report (GFRA) by Next Phase</p>

**Planning & Development details my concerns comprehensively.**

...

**Q8 – Tick NO**

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

**Include files**

Number	Question 8
ID	LPIO17679
Full Name	Michael and Jill Sanders
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>As Members of the Grove Fields Action Group we have commissioned the attached report, at great expense, which indicates how strongly we feel about these proposals. This report sets out in great detail our concerns, far more eloquently than we could do ourselves.</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant</p>

	<p>employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17728
<b>Full Name</b>	Diana Woodward
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have read the submissions made to you by the Berkhamsted Citizens Association and the Labour Party, and would like to endorse the views they express.</p> <p>BCA response to Question 8 below - full document attached to Question 46</p> <p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> </ul>

	<ul style="list-style-type: none"> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17784
<b>Full Name</b>	John and Helen Osborne
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>We are members of the Grove Field Residents Association and support the analysis and conclusions of the planning consultants commissioned by the Association (attached).</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul>



	<p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17842
<b>Full Name</b>	David and Jane Elsmore
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>We are members of the Grove Field Residents Association and support the analysis and conclusions of the planning consultants commissioned by the Association (attached).</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> </ul>

	<ul style="list-style-type: none"> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17900
<b>Full Name</b>	Dave Davies
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Please find attached a reports commissioned by a residents association (GFRA) challenging the current plans for additional building in the Tring area.</b></p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p>

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO17960
<b>Full Name</b>	Mr Michael Burbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	
Include files	
Number	Question 8
ID	LP1018009
Full Name	mr Richard Lambert
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I wanted to quickly summarise how I feel about your plans for the redevelopment of Tring. I visited the recent Public Consultation event held at the Pendley Manor Hotel and had a conversation with a number of people from Dacorum there. The attached document deftly sets out the detailed views, but in summary (GFRA DOCUMENT), my own views can be summarised in a handful of bullet point.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul>

	<p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	

Number	Question 8
ID	LPIO18080
Full Name	Mr Graham Bright
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>Please find attached the response from the Grove Fields Residents Association, which I fully endorse</p> <p>My personal position, in summary is as follows:</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is</p>

	<p>significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18137
<b>Full Name</b>	Peter and Cathy Davidson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Further opinions and ideas are given in Grove Fields Consultants report attached</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> </ul>

	<ul style="list-style-type: none"> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18194
<b>Full Name</b>	Nicky and Dave Hulse
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please see attached the Grove Fields Residents Association's responses to the proposed developments in Tring, which we concur with and of which we are a member</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth</p>



	<p>for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18247
<b>Full Name</b>	Gail Skelton
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I am writing as a member and in support of BRAG to voice my concerns over the latest building proposal to my home town. However I have to confess that I usually have the cynical opinion that this will count for very little and to this extent, I sincerely hope that I am proved wrong.

Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8**      *Do you agree with the proposed broad approach to distributing new development?*

**No**

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and

	<p>contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18307
<b>Full Name</b>	Terry and Jennifer Elliott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We are members of the Grove Fields Residents Association and as such support their recommendations.</p> <p>We are writing in our own capacity as long term residents, (one of us being a local teacher for over 30 years), to add our personal comments regarding the proposed increase in housing in Tring, as a result of the published Strategic Planning Options for the area.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p>

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18358
<b>Full Name</b>	Plato Property Investments LLP
<b>Company / Organisation</b>	Plato Property Investments LLP
<b>Position</b>	C/O Aitchison Rafferty
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

**Your response - Please add your response here**

This Statement has been prepared to respond to the questions set out in the Issues and Options Consultation published by the Council in November 2017. It is submitted on behalf of Plato Property investments LLP in respect of a site located to the south east of the Mini dealership at London Road, Cow Roast HP23 5RE.

This Statement should be read along with the Planning Statement attached at **Appendix 1 (see Q 46 for attachment)** which sets out the detailed planning case in support of the allocation of the site for housing in the emerging Local Plan.

In summary, we consider that:

**Question 8 Do you agree with the proposed broad approach to distributing new development?**

Although the proposed broad approach is focused on Housing, it also refers to all “other development” to being targeted towards the larger settlements. This is impractical in respect of development of mooring facilities given that 70% of the 17.5 miles of waterway in the Borough is outside of the urban areas. A more thoughtful policy on canal moorings is required.

We agree that the Council should use a settlement hierarchy which focuses the majority of housing growth in the largest settlements, and a smaller level of growth in the smaller settlements. However, the Council should not seek to use this settlement hierarchy to block all new housing in the ‘Rest of the Borough’ as shown in growth options 1A, 1B, 1C, 2S and 2B. The amount of new development in the ‘Rest of the Borough’ should be increased to meet the need that exists for housing in the smaller settlements.

The Core Strategy states that “New housing has helped support the rural workforce and meet local needs”, which is clearly beneficial in planning terms. However, the emerging Local Plan does not provide sufficient housing growth to support the smaller settlements in the Borough, which is not sustainable.

The Countryside Place Strategy in the existing Core Strategy states that around 420 new homes will be provided ‘in the countryside’ between 2006 and 2031. This equates to 16.8 per year. However, five of the Growth Options in the emerging Local Plan (1A to 2B) proposes that no housing at all is provided in the ‘Rest of the Borough’. This is unacceptable.

Growth Options 2C proposes 155 new homes in the ‘Rest of the Borough’ which equates to only 6.7 per year. This is less than one house per year for each of settlements that exists in the ‘Rest of the Borough’. It falls well short on the current local plan target.

Growth Option 3 proposes 608 new homes in the ‘Rest of the Borough’ which equates to 20 per year. However, this is only 2.5 homes per year for each of the main settlements in the in the ‘Rest of the Borough’ (Marsworth, Wilstone, Wiggington, Aldbury, Cow Roast, Potten End, Chipperfield, and Flamstead).

The table below compares the proposed Growth Options with the current requirement in the Core Strategy, based on homes proposed per year. All Growth Options perform worse than the existing Core Strategy, except Option 3.

Option
Rest of Borough
Total
Per year
1A
0
0
1B
0
0
1C
0
0
2A
0
0
2B
0
0
2C
155
6.7
Current Core Strategy
420
16.8
3
600
20

The table below compares the proposed Growth Options with the current requirement in the Core Strategy, based on the percentage of all homes proposed. All Growth Options perform worse than the existing Core Strategy, except Option 3.

Housing allocated to the Rest of Borough - Dwellings Per Year

Option
Total Housing
Housing allocated in Rest of the Borough
Percentage allocated to Rest of the Borough
1A
2,950
0

	0% 1B 2,950 0 0% 1C 2,950 0 0% 2A 6,580 0 0% 2B 6575 0 0% 2C 6580 155 2.35% Current Core Strategy 11,320 420 3.7% 3 14,360 600 5%  <i>Housing allocated to the Rest of Borough - As  percentage of total housing</i>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18453
<b>Full Name</b>	Mrs Wendy Mclean
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes

Your response - Please add your response here	But only if the approach is adhered to. Hemel Hempstead is best placed to support most of the strategy as defined, arguably less infrastructure improvements, reduced need to travel to access jobs and services. It will also minimise impacts on the Green Belt.
Include files	
Number	Question 8
ID	LPIO18475
Full Name	Melanine Llewellyn
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to</li> </ul>



	<p>securing sustainable growth in the Borough's main town."</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18521
<b>Full Name</b>	Mrs Juliet Chodzko
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I should like to add my name to the issues put forward in the attached (BRAG Response). I feel that the special needs of Berkhamsted have not been considered properly.</b></p> <p>.....</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of</li> </ul>

	<p>development to date – unsupported by any improvements in infrastructure.</p> <ul style="list-style-type: none"> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18568
<b>Full Name</b>	Captain Andrew Cassels
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

Your response - Please add your response here

I entirely agree with all responses given by BRAG (Berkhamsted Residents Action Group).

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

**No**

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"
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- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.

	<ul style="list-style-type: none"> <li>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18614
<b>Full Name</b>	Lindy Weinreb
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints</li> <li>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy</li> <li>We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18661
<b>Full Name</b>	Hilary Abbott
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for</li> </ul>

	<p>housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</p> <ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18707
<b>Full Name</b>	Paul and Gillian Jenkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you</b>

**accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.**

**However, we would like to take this opportunity emphasize just a few of the most important points within that response.**

Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18753
<b>Full Name</b>	Berkhamsted Citizens
<b>Company / Organisation</b>	Berkhamsted Citizens
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development</li> </ul>



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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18800
<b>Full Name</b>	Lyndsay Slater
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more</p>

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**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18849
<b>Full Name</b>	Andrew and Margit Dobbie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>The Berkhamsted Residents Action Group (BRAG) has responded in full to the ‘Issues &amp; Options’ consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG’s responses under my name.</b></p> <p><b>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</b></p> <p>Q8. The Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.” This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18895
<b>Full Name</b>	Katherine Cassels
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I entirely agree with all responses given by BRAG (Berkhamsted Residents Action Group).</b></p> <p>...</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for</li> </ul>

	<p>example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18939
<b>Full Name</b>	Rupert Symmons
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	We agree that new housing and other developments should be focussed on larger settlements (i.e. Hemel Hempstead) in order to achieve the bullet point items under para 5.1.2, but consider that any development that would result in a coalescence of settlements should be opposed.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO18973
<b>Full Name</b>	Mrs Emma Robertson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

Your response - Please add your response here

**Please find attached the final report written on behalf of Grove Field Residents Association. It states what we believe to be the best case scenario for Tring with the proposed increase to the town. Please read and include the report findings in your final decision.**

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19036
<b>Full Name</b>	Barbara Gainsley
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attended the meeting of Berkhamsted Citizens, and my views are reflected in the conclusions we came to on the night, and our concerns about the proposed development.</p> <p>Berkhamsted is a town in a valley, it is limited by its geography, and also hugely limited by its resources and infrastructure.</p> <p>Please accept this email as my response to the proposal, I am in complete agreement with these concerns voiced by our Citizens.</p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19093
<b>Full Name</b>	Bill Ahearn
<b>Company / Organisation</b>	



<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I wish to register my objections to some of the proposals under consideration on the grounds they are simply too excessive and feel a more moderate scheme as set out in the attached report would be suitable</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objectives of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel</p>

	Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19151
<b>Full Name</b>	Ms Sarah Hain
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I completely support the points discussed by the attached Report responding to the DBC planning consultation document. It addresses my own emotional and practical concerns about the town in which I live, as well as the wider area concerned, with a professionalism giving expert weight to its conclusions.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> </ul>

	<ul style="list-style-type: none"> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19209
<b>Full Name</b>	Grove Fields Residents Association
<b>Company / Organisation</b>	Grove Fields Residents Association
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a copy of the formal submission report raised in consultation to the Issues and Options paper on behalf of the Grove Fields Residents Association (GFRA). The GFRA represents 325 people, and I confirm that as of the 11th December 2017, this submission represents the position of all 325 members.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach.</p>

	<p>It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19266
<b>Full Name</b>	Marcus, Jane, Abigail and Jennifer Fox
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Our family ( 4 adults) live in Tring and are extremely concerned about the proposed increase in housing for Tring. We are all members of Grove Fields Residents Association and attended the meetings at Pendley and Tring Town Council so that we could make an informed

decision regarding the proposal from Dacorum Borough Council. GFRA response attached.

We urge you to consider the issues and proposals in the attached report. Please do not develop Tring and further compromise the town's infrastructure. We feel strongly that green belt land should be preserved for future generations.

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant

	point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19320
<b>Full Name</b>	Stuart, Miranda & Melissa Kay
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name.</p> <p>However, I would like to take this opportunity emphasize just a few of the most important points within that response.</p> <p>Q8. The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town." The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p>

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

**Include files**

**Number**

Question 8

<b>ID</b>	LPIO19367
<b>Full Name</b>	Wai Tang and Greg Barfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please note we are aware that the Berkhamsted Residents Action Group (BRAG) has responded in full to the "Issues &amp; Options" consultation. To avoid full repetition of the extensive points made in the BRAG response, we request you accept this as confirmation that we wish DBC to add BRAG's responses under our name.</p> <p>We wish to add our concerns to the DBC local plan issues and options consultation.</p> <p>We are particularly concerned about the following</p> <p>Q8. The Core Strategy Settlement Hierarchy states Hemel Hempstead will be the focus for housing development within the borough, while recognising that the Market Towns are Areas of Limited Opportunity and The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs. This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that the Council's approach of focussing growth on Hemel Hempstead is justified. The Inspector points to the sustainability credentials of Hemel and contrasts that to the Market Towns where The level of services and facilities is lower than at Hemel, while also confirming that it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town. The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which</li> </ul>



	<p>has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</p> <ul style="list-style-type: none"> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19416
<b>Full Name</b>	Philippa Jones
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

<p><b>Your response - Please add your response here</b></p>	<p>I enclose a response to the impact of Dacorum Local Plan on Berkhamsted. This document was drawn up by a number of people including myself, and based on the Berkhamsted Citizens meeting on the Local Plan</p> <p><b>Question 8</b></p> <p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<p><b>Include files</b></p>	
<p><b>Number</b></p>	<p>Question 8</p>
<p><b>ID</b></p>	<p>LPIO19471</p>
<p><b>Full Name</b></p>	<p>John Wignall</p>
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Agent Name</b></p>	
<p><b>Company / Organisation</b></p>	
<p><b>Position</b></p>	
<p><b>Your Opinion - Please state your opinion here</b></p>	<p>No</p>
<p><b>Your response - Please add your response here</b></p>	<p>I would like to endorse the findings of the attached report prepared for the Grove Fields Residents Association.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p>

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP1019528
<b>Full Name</b>	Kevin Cullen
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please refer to the attached report.(BRAG)</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant</p>

	point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19586
<b>Full Name</b>	Mark Lawson and Sharon Wilkie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I do agree with the principle that more housing is probably required however there has to be a common sense approach to the problem and considerable thought has got to be given to a proper infrastructure and the funding to support that.</p> <p>I do hope you take the time to read this report and look at the positives and alternatives in the document which I think is a lot more balanced than I expected.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> </ul>

	<ul style="list-style-type: none"> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19642
<b>Full Name</b>	Vivienne Inmonger
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p>Further examination, including linkage with neighbouring authorities and infrastructure requirements, is necessary in order to demonstrate that the release of green belt land is proportionally necessary to meet housing need</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach.</p>

	<p>It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19702
<b>Full Name</b>	John Inmonger
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I attach a report by planning consultants that reflects my personal views on the development proposals for Dacorum that have been presented for comment.</p> <p>Further examination, including linkage with neighbouring authorities and infrastructure requirements, is necessary</p>

in order to demonstrate that the release of green belt land is proportionally necessary to meet housing need

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

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<b>Include files</b>	
<b>Number</b>	Question 8



<b>ID</b>	LPIO19755
<b>Full Name</b>	Ben Barth
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Here are my comments on the proposed local plan are set out on the attached document which I fully endorse (full document on q 46)</p> <p><b>Question 8</b></p> <p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19824
<b>Full Name</b>	Jon Esson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am a member of the Grove Fields Residents Association and support the findings set out in their report as attached</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19908
<b>Full Name</b>	Chris Smith
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am against this development because of the pressure on the infrastructure of Tring, I am also concerned about that effect it will have on traffic and wildlife in the area as it is greenbelt land. (Response GFRA )</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant</p>

	<p>employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO19965
<b>Full Name</b>	mrs sue van rhee
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached the document produced on behalf of the Grove Fields Residents Association, which details how strongly we feel about the proposed developments on Green belt land and without the appropriate supporting infrastructure..</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> </ul>

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20022
<b>Full Name</b>	Kate and Ben Marston
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As residents of New Mill, Tring, my husband and I would like to register our response to the Grove Fields Residents Association Report (attached).</p> <p>We agree with the recommendation of the association and Tring Town Council that location TR-HR (Dunsley) is the preferred site for new housing, playing fields and employment site.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor</p>

potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

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<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20079
<b>Full Name</b>	Maurice and Christine O'Keefe
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>We are members of the Grove Fields Residents Association and attach below our consultant's response to your planning consultation document.</p> <p>We are all on complete agreement with the findings of this report.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the</p>

	Local Authority is proposing to undertake with regard to growth strategy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20136
<b>Full Name</b>	Sherry and Haydn Bond
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached a copy of the issues report for Tring.</p> <p>We love living and raising our family in a small market town.</p> <p>We believe the expansions planned will make Tring a difficult place to live and thrive.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield</p>



	<p>land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20194
<b>Full Name</b>	Dianne Pilkington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>To whom it may concern,</p> <p>I am attaching a report commissioned by the Grove Fields Residents Association of which I am a member.</p> <p>I do not believe that the Town of Tring can take a huge increase in population:</p> <p>The schools cannot cope in particular the Secondary school which is already needing to expand to accommodate children already in Tring.</p> <p>The station of Tring serves all surrounding villages and is located outside of the town requiring transport. The local bus service is not sufficient and the car park full by 8 am.</p> <p>In short, as a historic Market Town Tring thrives, but will be irreversibly damaged if over developed. Proper consideration needs to be taken regarding using green belt land which has not been taken. There is not the correct infrastructure in place and I don't believe Tring could support it.</p> <p>Thank you</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor</p>

potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20242
<b>Full Name</b>	Mr Peter Brown
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have seen the submission to DBC by the Berkhamsted Residents Action Group (BRAG), the contents of which I support.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> </ul>

	<ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20297
<b>Full Name</b>	David Clarke
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The attached report was provided to me by the Grove Fields Residents Association. I have reviewed the proposals outlined in the Issues and Options Consultation Local Plan to 2036 Paper, and I believe that the attached report captures the key concerns extremely well. I fully support the points raised in this report and would ask that you carefully consider them before progressing any further. In summary, I do not believe the proposals have been sufficiently thought through and in particular I believe that the fields referred to as "Grove Fields" is clearly unsuitable for residential development. I also believe that the proportion of houses that can be considered to be responsible allocation within Tring should in total be calculated at a maximum of 800 new homes, including the 500 homes that have already been allocated within the Local Plan and have yet to be fully delivered.</p> <p>Please accept this email and the attached report as my feedback on the proposed development of Tring.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth</p>

	<p>for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20355
<b>Full Name</b>	Deborah Turnbull
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	I have attached a report from a planning consultant with regards to the over-development of Tring. Tring has specific issues being a small market town.

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20403
<b>Full Name</b>	Jane Collis

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I would like to express my support of option 1B and endorse BRAG's response to the DBC proposals as per the attached. I am concerned by the key features of other options, as follows:</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no</li> </ul>

	<p>infrastructure improvements to match, while development in Hemel is 21% below its target</p> <ul style="list-style-type: none"> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20464
<b>Full Name</b>	Mr David Parker
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing in response to the Issues and Options consultation.</p> <p>As a member of the Grove Fields Residents Association (GFRA) and a resident of Grove Road, Tring I attach the response prepared by the planning consultant appointed by the GRFA.</p> <p>It is a very detailed response to the questions set out in the consultation document and I hope will be given very careful consideration by the Council.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p>



	<ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20512
<b>Full Name</b>	DR Brigitta Case
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have attended several meetings, talked with Town Councillors and Dacorum Planners to better understand the Options outlined in the Core Strategy Plan for Dacorum.</p> <p>As a Berkhamsted resident who has enjoyed associations with the town for 50 years, I feel a</p>

responsibility to speak out and air my views – shared by many with whom I have spoken on this subject.

The 46 Questions have been eloquently answered by many and I support the answers given by both the **Berkhamsted Citizens' Association** and the **Berkhamsted Residents Action Group**. It seems to me that there is much repetition of the points made and so I have opted to write in email/letter format to list and outline the main points I feel should be considered.

BRAG and Berkhamsted Citizens responses to this question are below - (the full document response are attached to the two Question 46

**BRAG response to Question 8 (please note full document is attached to Q46)**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

**No**

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no

- infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

Berkhamsted Citizens response

***Do you agree with the proposed broad approach to distributing new development?***

**No**

- Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.
- The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.
- More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy
- We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20559
<b>Full Name</b>	Christine Manning
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	

<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I would like to support the views put forward by the Berkhamsted Citizens Association in their response to the Core Strategy</p> <p><b><i>Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• Agree with the proposed approach – especially that Berkhamsted should continue to meet the qualities identified in Q5. Unfortunately, the options identified in section 10 fail to do this.</li> <li>• The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved given existing topographic constraints</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</li> <li>• More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy</li> <li>• We will have achieved target by 2020 – so we are ahead of our build rate – want us to continue at 73 pa rather than 47</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20601
<b>Full Name</b>	Ailsa Davis
<b>Company / Organisation</b>	HCC Development services, Property , Resources
<b>Position</b>	Principal Planning Officer
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>From a planning perspective, simply looking at the numbers associated with each of the growth options, it is worth noting that for Berkhamsted and Tring, any option other than option 1A or option 1B will require additional secondary school capacity.</p> <p><b>Summary of housing numbers in each Growth Option:</b></p>

Hemel Kings Hempstead Borough	Berkhamsted Markyate	Tring Rest of	Bovingdon Total Langley
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**Identified housing capacity\***

8,900

600

500

90

50

200

600

10,940

***Growth options – Green Belt housing numbers***

**Option 1 – Draft Government figure**

**Option 1A**

1,750

900

300

-

-

-

-

2,950

**Option 1B**

2,980

-

-

-

-

-

-

2,980

**Option 1C**

-

1,075

1,000

410

280

160

-

2,925

**Option 2 – Locally assessed need**

**Option 2A**

3,675

1,175

1,600

130

-

-

-

6,580

**Option 2B**

4,150

1,075

1,350

-

-

-

-

6,575

**Option 2C**

3,450

1,075

1,000

360

380

160

155

6,580

**Option 3 - Upper Government figure**

**Option 3**

6,850

2,250

2,667

435

950

600

608

14,360

	<p><i>* This figure is the same for each Growth Option and needs to be added to the Green Belt housing numbers to give the total growth for each place</i></p> <p><i>Source : Growth Options – DBC Issues and Options consultation Nov 2016</i></p> <p>The capability of Dunsley Farm to provide additional secondary school capacity (at the most sustainable location in Tring to accommodate development according to the Council’s own Sustainability note) has been tested and found to be deliverable at a high level in Highways terms. The site has also been the subject of Landscape and Visual Impact assessment, (see separate call for sites 2017 submission).</p> <p><i>We would welcome further discussions with the Local Planning Authority relating to the contribution which could be made by the site towards meeting the aspirations of the emerging Local Plan.</i></p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20631
<b>Full Name</b>	Jane Hawkins
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I am writing with regards to the proposed development of Tring.</p> <p>I am concerned this development has not been investigated correctly. Please see the attached file (GFRA full response)</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> </ul>

	<ul style="list-style-type: none"> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20687
<b>Full Name</b>	Keiron Wybrow
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please find attached a response document as commissioned by Grove Fields Residents association which I am a member of.</p> <p>As well as this I would like to make my own personal feelings known.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that</p>



whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20735
<b>Full Name</b>	Christopher Townsend
<b>Company / Organisation</b>	
<b>Position</b>	Councillor, Tring Town Council

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>As a member of Tring Town Council I agree with all the responses that have been submitted by Tring Town Council (copy below)</p> <p>The broad principles are accepted, but with a significant caveat that there is a finite capacity in each settlement. This is embedded in Policy CS1:</p> <p><i>“The market towns and large villages will accommodate new development for housing, employment and other uses, provided it:</i></p> <ol style="list-style-type: none"> <li>1 <i>is of a scale commensurate with the size of the settlement and the range of local services and facilities;</i></li> <li>2 <i>helps maintain the vitality and viability of the settlement and the surrounding countryside;</i></li> <li>3 <i>causes no damage to the existing character of the settlement or its adjoining countryside; and</i></li> <li>4 <i>is compatible with policies protecting the Green Belt and Rural Area”.</i></li> </ol> <p>Given the scale of some of the growth under consideration, the option of new, separate communities should be given consideration as an alternative to absorbing all the growth in existing settlements. This is not to say that there are suitable sites, but there needs to be clear evidence that the option has been explored.</p> <p>Given the scale of development within Dacorum, across Herts and in the neighbouring counties there is the need for a strategic overview, which may make this option more attractive – see Q37.</p> <p>Response to Q37: Option (c) should be explored because of the constraints the Green Belt and Chilterns A.O.N.B. places on Dacorum’s ability to take further growth.</p> <p>[With regard to the option of a new settlement, the suggestion that this is looked at on a county basis is noted. This could be linked with the announcements of development of the Oxford/Milton Keynes/Cambridge arc with development within the Royston–Baldock–Buntingford triangle. The area north of Tring mentioned is already surrounded by development in Aylesbury and Leighton Buzzard which will put the poor communication links under even greater pressure.]</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20783
<b>Full Name</b>	Usha Kilich
<b>Company / Organisation</b>	Northchurch Parish Council
<b>Position</b>	Parish Clerk

Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<b>In principle Yes but</b> The lack of infrastructure in Northchurch prohibits planned growth. Parking is constantly at capacity near the small shopping facilities on the High Street.
Include files	
Number	Question 8
ID	LPIO20829
Full Name	Mr Iain Manson
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I have also tapped into the support of Berkhamsted Residents Action Group and have attached much more detailed comments that have been put together by that group, all of which I support. These comments are rather long, but I feel it is important to repeat them in detail.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> </ul>

	<ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	

<b>Number</b>	Question 8
<b>ID</b>	LPIO20905
<b>Full Name</b>	Mr Jake Storey
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I live in Berkhamsted and have witnessed the size of the small town growing in an unsustainable manner. As a result I joined SYBRA and also now BRAG. I have attached the BRAG response to your proposals</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to</li> </ul>

	<p>securing sustainable growth in the Borough's main town"</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO20960
<b>Full Name</b>	Mr & Mrs J.D Battye
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>This is our response to the consultation exercise in respect of the issues and options for the Local Plan recently published. We wish that the following views and comments be taken into account in your consideration of public responses.</p> <p>The Berkhamsted Residents' Action Group (BRAG) are responding in full to the Issues and Options consultation. We hereby request that you accept this e-mail asking you to duplicate BRAG's responses under our names so that a complete repetition of BRAG's submission is avoided. We would also like to place on record our endorsement of Berkhamsted Town Council's submission.</p> <p>Q8. BRAG plus general comments 5&amp;7 above.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should</li> </ul>

continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach

- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

#### **Berkhamsted Town Council response**

**Question 8** *Do you agree with the proposed broad approach to distributing new development?*

The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date

	<p>unsupported by improvements in infrastructure. To illustrate this point:</p> <p>Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target. No additional infrastructure has been provided to support this in the Berkhamsted and Northchurch settlement.</p> <p>Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved in Berkhamsted given existing constraints.</p> <p>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</p> <p>More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21045
<b>Full Name</b>	julie owen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The attached report says what we friends of Grove Fields cannot say in the correct language.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study</p>



	<p>re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21110
<b>Full Name</b>	Sheron Wilkie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No

**Your response - Please add your response here**

Please find attached report regarding your proposed development in Tring as submission opposing this proposal (GFRA)

**GFRA Response to Question 8, full document attached to question 46**

The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.

Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re-emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:

- It makes the most efficient use of land and local service provision
- Minimises impact upon the Green Belt
- Reduces the need to travel to access jobs and services
- Protects the appearance and distinctiveness of the area
- Safeguards the countryside and attractive landscape and development
- Provides greater consistency with consumer demand
- Underpins a growth in footfall for town centre retailing
- More opportunities to provide a robust health provision of services
- Opportunities to retain, enhance and have access to a wider provision of education facilities

By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.

As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.

**Include files**

Number	Question 8
ID	LPIO21156
Full Name	St Albans Diocesan Board of Finance
Company / Organisation	St Albans Diocesan Board of Finance
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<ul style="list-style-type: none"> <li>• SADBDF notes that the broad approach to distribution of development set out in the Plan includes three options. While this exercise is a useful consultation tool to collate views on various strategies, it must be made clear that a combination of approaches is likely to be the most sustainable and deliverable strategy to achieving appropriate growth</li> <li>• SADBDF supports the view that a settlement hierarchy approach should be used, with a focus on achieving efficient use of land. Larger settlements will form the most sustainable locations for development as they have established infrastructure to support growth. However, the distribution of development must be informed from a much greater data set than the existing size of the settlement. SADBDF suggest an emphasis on addressing issues of affordability, through distributing development to settlements of high unaffordability, but where there is capacity to deliver infrastructure improvements.</li> <li>• Previous rates of delivery should also be reviewed, to understand where previous resistance to development has led to issues of affordability and lack of investment in infrastructure. SADBDF suggest proportionate growth at all settlements, including small villages, will provide a sustainable location for development, and contribute to improvements to existing infrastructure</li> </ul>
Include files	
Number	Question 8
ID	LPIO21186
Full Name	Sarah Lightfoot
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<ul style="list-style-type: none"> <li>• The Core Strategy clearly set out a '<b>Settlement Hierarchy</b>' in which it stated "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market</li> </ul>

Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”

- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”

**Question 8**      *Do you agree with the proposed broad approach to distributing new development?*

**No**

I strongly agree with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. I would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes anywhere close being able to follow the proposed approach

In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular - which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure

To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs’

This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focusing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”

	<p>The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</p> <p>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</p> <p>Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21239
<b>Full Name</b>	Sarah Lightfoot
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>A recent report by the Chilterns Conservation Board on the Cumulative Impact of Development on the Chilterns AONB has also not been considered and should be taken into account. I strongly support their submission (below)</p> <p>A settlement hierarchy approach is fine as a starting point, but levels of growth need to take account of constraints like the nationally designated Chilterns AONB. Where large settlements are constrained by the AONB or land in the setting of the AONB, the distribution will need to be moderated to ensure that the AONB is conserved and enhanced.</p> <p>The list in para 5.1.2 should have an extra bullet point: "conserve and enhance the Chilterns AONB". This should be high up the list to give it the 'great weight' required by NPPF para 115 and demonstrate the Council is aware of its statutory duty of regard towards the purposes of conserving and enhancing the natural beauty of the AONB.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21309

<b>Full Name</b>	Antony Harbidge
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please accept this email as a formal response from both myself and my wife, as separate individuals, to your consultation. My e-mail address is used on the DBC portal for the official BRAG response but this is our personal response to the consultation.</p> <p>Naturally we agree fully with BRAG's response (copy attached) and request you duplicate them individually under our separate names for the purposes of any analysis/reports generated from this consultation.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and</li> </ul>

	<p>therefore more weight should be attached to securing sustainable growth in the Borough's main town"</p> <ul style="list-style-type: none"> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21355
<b>Full Name</b>	Helen Kington
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Please accept this email as a formal response from both myself and my wife, as separate individuals, to your consultation. My e-mail address is used on the DBC portal for the official BRAG response but this is our personal response to the consultation.</p> <p>Naturally we agree fully with BRAG's response (copy attached) and request you duplicate them individually under our separate names for the purposes of any analysis/reports generated from this consultation.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b>      <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified</li> </ul>

in section 10 comes close being able to follow the proposed approach

- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21401
<b>Full Name</b>	James Good
<b>Company / Organisation</b>	Angle Property Limited
<b>Position</b>	
<b>Agent Name</b>	



<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><i>Question 8: Do you agree with the proposed broad approach to distributing new development?</i></p> <p><u>Response:</u></p> <p>No</p> <p><u>Details:</u></p> <p>APL considers that development within the district should be distributed to include all settlements which provide employment, services and public transport connections, especially those identified in the table on Page 94. Such development should be distributed in a manner proportionate to the size of such settlements and with the facilities that they offer. .</p> <p>It is important to recognise that residential development is required in all such towns and villages in order to support local services, maintain the population of them1 provide a suitable mix of housing units and to meet other planning objectives relevant to such settlements.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LP1021416
<b>Full Name</b>	Mr R Smith and Mr A Lyell
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>1.9.1 The Landowners note the broad approach to distribution of development set out in The Plan includes three options; while this exercise is a useful consultation tool to collate views on various strategies; it must be made clear that a combination of approaches is likely to be the most sustainable and deliverable strategy to achieving appropriate growth</p> <p>1.9.2 The Landowners support the view that a settlement hierarchy approach should be used, with a focus on achieving efficient use of land. Larger settlements will form the most sustainable locations for development as they have established infrastructure to support growth; however, the distribution of development must be informed from a much greater data set than the existing size of the settlement. The Landowners suggest an emphasis on addressing issues of affordability, through distributing development to settlements of high unaffordability; but where there is capacity to deliver infrastructure improvements</p> <p>1.9.3 Previous rates of delivery should also be reviewed, to understand where previous resistance to development has led to issues of affordability and lack of investment</p>

	in infrastructure. The Landowners suggest appropriate growth at Markyate will provide a sustainable location for development, and contribute to improvements to existing infrastructure
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21443
<b>Full Name</b>	Majesticare Limited
<b>Company / Organisation</b>	Majesticare Ltd
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>19. We agree with the proposed broad approach of the Core Strategy that distributes development in line with the 'settlement hierarchy' directing new development to the main towns of Hemel Hempstead, Berkhamsted and These larger settlements have a key role in meeting housing needs and providing employment opportunities, and must remain a sustainable location that can adapt and grow to ensure vibrancy and meet the demands of the growing population.</p> <p>20. We welcome the approach of targeting new housing and other development to these larger settlements and believe that the physically unconstrained site at Spring Garden Lane can help to deliver sustainable, high quality development within Berkhamsted. Berkhamsted is currently a vibrant, growing market town and it is important that the new Local Plan encourages broad distribution of homes and employment opportunities in the main towns to avoid concentrating too much into existing largest settlement at the expense of towns and smaller settlements. This will ensure a broader distribution of opportunity and growth and broader occupier choice, thereby avoiding unhealthy regional imbalance if housing and services, including specialist housing and care homes</p> <p>21. A range of sites are required for the sustainable and appropriate growth of a town, as stated in paragraph 23 of the Framework. The Framework details the importance of allocating a range of suitable sites to meet the scale and type of developments needed, and the importance of undertaking an assessment of the need to expand town centres to ensure a sufficient supply of suitable sites, such as the site at Spring Garden Lane.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21459
<b>Full Name</b>	Audley Court Ltd
<b>Company / Organisation</b>	
<b>Position</b>	

<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>19. The Core Strategy (2013) currently distributes development in line with the established 'settlement hierarchy' as detailed in Policy CS1: Distribution of Development. We support this approach and consider the policy ensures the Borough is plan-led and that all development will respond positively to the visions, objectives and strategies for each place. We strongly support the aspiration for Berkhamsted to accommodate new development for housing, employment and other uses, and consider that for Berkhamsted to maintain the current levels of vibrancy and vitality, development will need to be permitted within the town centre, and also out towards the fringes of the town</p> <p>20. We also support the aims of the Council to distribute new development in a way that maintains the surrounding countryside and conserves the rural character of the borough. The site at Bank Mill Lane is located within the Green Belt. However it is bound on 3 sides by built development and major infrastructure, and so by releasing this parcel of land from the Green Belt for urban development, the rural character of the surrounding countryside will be protected. The site at Bank Mill Lane presents a logical urban extension, and is suitable for the development of a high quality Care Community to assist in meeting the needs of the Borough in accordance with paragraph 159 of the Framework. Paragraph 159 states that local planning authorities should have a clear understanding of the housing needs in their area and should meet household and population projections, taking account of migration and demographic change</p> <p>21. The updated guidance in the Government's Planning Practice Guidance makes clear that C2 units should count towards the supply of housing: "<i>Older people have a wide range of different housing needs, ranging from suitable and appropriately located market housing through to residential institutions (Use Class C2). Local planning authorities should count housing provided for older people, including residential institutions in Use Class C2, against their housing requirement.</i>" (Paragraph 037 Reference ID: 3-037-20150320).</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21474
<b>Full Name</b>	Luton Airport
<b>Company / Organisation</b>	Luton Airport
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	

Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>Question 8 - Do you agree with the proposed broad approach to distributing new development? Yes</b></p> <p>LLA supports the 'settlement hierarchy' approach to new development. The Council should focus new developments on locations which will reduce the need to travel. LLA would strongly advocate a transport led approach to new development which is integral to deliver sustainable growth. It is welcomed that the draft Settlement Hierarchy Study (July 2017) recognises that future growth will need to be supported by infrastructure improvements; particularly where new developments will impose extra travel demands. Luton Airport would expect that a programme of infrastructure improvements concentrates on public transport and road improvements in key transport corridors to increase the adaptive capacity to accommodate changes in travel behaviour and growth.</p>
Include files	
Number	Question 8
ID	LPIO21489
Full Name	Hightown Housing Association
Company / Organisation	Hightown Housing Association
Position	
Agent Name	
Company / Organisation	
Position	
Your Opinion - Please state your opinion here	Yes
Your response - Please add your response here	<p><b>Question 8 Do you agree with the proposed broad approach to distributing new development? Yes</b></p> <p>We support the approach to focus new development on the larger settlements. The larger villages, such as Bovingdon, do have the capacity to accommodate reasonable levels of development in line with, rather than compromising, the overall objectives of the Plan.</p> <p>We support the recognition that this may involve the release of land from the Green Belt and believe that this can be achieved without compromising the function of remaining Green Belt land to continue to serve the purposes of the Green Belt.</p>
Include files	
Number	Question 8
ID	LPIO21535
Full Name	Mrs Valerie Silverton
Company / Organisation	
Position	
Agent Name	
Company / Organisation	
Position	

Your Opinion - Please state your opinion here	No
Your response - Please add your response here	<p>I have read the proposals and strongly agree BRAG's responses.</p> <p><b>BRAG response to Question 8 (please note full document is attached to Q46)</b></p> <p><b>Question 8</b> <i>Do you agree with the proposed broad approach to distributing new development?</i></p> <p><b>No</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs"</li> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target</li> <li>• The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town</li> </ul>

	<p>or very large site rather than through much smaller ad hoc developments/sites.</p> <ul style="list-style-type: none"> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21592
<b>Full Name</b>	Mr Charlie and Claire Laing
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>My name is Charlie Laing and I am a resident of Tring and a member of the Grove Field Residence Association. I am writing to you on behalf of my wife and I to raise our concerns over some of the options proposed in Dacorum's New Single Local Plan (to 2036).</p> <p>I enclose a copy of a report that a planning consultant submitted to Dacorum on behalf of the Grove Fields Residents Association on Monday 11th December, of which I fully support. After the last town hall meeting, it is clear this report is very closely aligned with the views of Tring Town Council.</p> <p><b>GFRA Response to Question 8, full document attached to question 46</b></p> <p>The draft settlement hierarchy study is in accordance with the informed opinions of the GFRA, namely that whilst Tring is an important settlement for the Borough it simply does not have the ability, infrastructure nor potential for growth that can clearly be identified and prioritised to Hemel Hempstead.</p> <p>Therefore whilst Berkhamsted and Tring can both contribute to proportional and limited growth for the benefit of the Borough, the settlement hierarchy study re- emphasises the fact that significant proportion of growth should relate to Hemel Hempstead in order to otherwise meet the strategic objections of the approach. It is considered that by focussing the predominant growth for Dacorum to Hemel Hempstead it best meets the identified objectives namely:</p> <ul style="list-style-type: none"> <li>• It makes the most efficient use of land and local service provision</li> <li>• Minimises impact upon the Green Belt</li> <li>• Reduces the need to travel to access jobs and services</li> <li>• Protects the appearance and distinctiveness of the area</li> <li>• Safeguards the countryside and attractive landscape and development</li> </ul>

	<ul style="list-style-type: none"> <li>• Provides greater consistency with consumer demand</li> <li>• Underpins a growth in footfall for town centre retailing</li> <li>• More opportunities to provide a robust health provision of services</li> <li>• Opportunities to retain, enhance and have access to a wider provision of education facilities</li> </ul> <p>By significantly prioritising growth, particularly housing growth to Hemel Hempstead, it is clear that this facilitates the ability to make the most efficient use of brownfield land and local services to facilitate housing growth whilst minimising any potential impacts upon the Green Belt (where such impacts are considered significant on Tring). It provides immediate access to the predominant employment services within the Borough and further protects the rest of the Borough, that which is significantly more sensitive, to development that would otherwise offer a distinctive change to surrounding landscapes.</p> <p>As such we consider that the general basis and conclusions raised and the settlement hierarchy study can be agreed with as they demonstrate that Hemel Hempstead should be the significant and predominant point of growth, however at this point it is not considered that this is necessarily reflected in the approach that the Local Authority is proposing to undertake with regard to growth strategy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21643
<b>Full Name</b>	Silversaw Ltd
<b>Company / Organisation</b>	Silversaw Ltd
<b>Position</b>	
<b>Agent Name</b>	Mark Novelle
<b>Company / Organisation</b>	CBRE
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The proposed approach to distributing new development within DBC is as per the Core Strategy with an emphasis on the delivery of housing in Hemel Hempstead, with limited delivery elsewhere. It is challenging to comment further on this, given that the housing need for DBC up to 2036 has not yet been determined due to a range of influencing factors and uncertainty. DBC set out that a final decision on the requirement to amend the settlement hierarchy cannot be confirmed until the levels of planned growth are confirmed.</p> <p>We do, however, agree in principle with the strategy to deliver the majority of new housing and other development to the larger settlements within the Borough, where there is infrastructure and services to support housing delivery and capacity to enhance and provide additional services. Further to this we are in</p>

	<p>agreement with the methodology and aims set out in Section 4 of the Settlement Hierarchy Study being to examine and assess the implications of planned growth for the existing hierarchy.</p> <p>However, as referenced within our response to Question 6 we suggest that there should be further delineation within the Large Villages category, given the strong performance of Kings Langley as identified in the Settlement Hierarchy and its significantly higher performance than the other two Large Villages.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21659
<b>Full Name</b>	Hannah Pattinson
<b>Company / Organisation</b>	Linden Homes
<b>Position</b>	Strategic Land Regional Director
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Linden Homes Strategic Land is in the process of securing an option agreement on land East of Pea Lane, Berkhamsted (identified at Appendix 1 to this letter). The site is considered to have excellent, medium and long term potential as it relates well to the existing settlement and is considered to have a minimal effect on the existing community. The site has been promoted previously and is currently referenced in the SHLAA (2016) as “site N/1”.</p> <p><b>Housing targets</b></p> <p>In the Government’s consultation on <i>Planning for the Right Homes in the Right Places</i>, the standardised housing targets for Dacorum appear to show a decrease from what is in the previous SHMA i.e. from 756 to 602, however, as recognised in the Issues and Options document this figure is lower because the Core Strategy is currently less than 5 years old and a 40% increase on the current housing target of 430 homes a year creates a much-reduced and constrained target (602).</p> <p>Whilst it may not be popular, the Local Plan should make the difficult decision and seek to accommodate a level of need which is at least the targets identified in the SHMA and should realistically be planning for the figures that are generated by the new methodology. The Issues and Options document identifies that if the proposed formula for authorities with older plans is used, the housing figure rises to around 1,000-1,100 homes a year. This is a true reflection of need. The cap of 40% identified in the Government consultation is regarded as an arbitrary figure and the difficult decision should be taken now to accommodate the right level of need going forward as not doing so will simply increase demand and restrict supply in the future, worsening the existing problem.</p>



## **District Capacity and Strategy**

The Issues and Options Local Plan identifies potential for 11,000 houses on sites that meet current policy (i.e. not greenfield, Green Belt locations). This is considered to be optimistic based on the identified sources of supply. The need for a balance between housing and jobs is an important consideration for sustainable development and the redevelopment of employment land should not just be used without proper consideration of the impacts on the economy. Reliance on brownfield land also creates potential for delay based on issues such as contamination and land assembly problems which impact on deliverability. A greater proportion of greenfield development is necessary to ensure housing targets are delivered over the plan period.

### **Green Belt Review**

#### ***Part I***

The Green Belt Review Part I introduces an additional Green Belt purpose titled “maintaining existing settlement pattern”. This was recently criticised at the Welwyn Hatfield Local Plan Examination in Public. The Green Belt Review also covers the St Albans area which has had a Plan found unsound using the Green Belt Review as part of its evidence base. The Green Belt Review should concentrate on the five purposes as identified in national policy. Any use of the additional purpose in the selection of sites is considered to be unjustified and unsound.

The site at Pea Lane, Berkhamsted is located in “Parcel 06”, which the Green Belt Review identifies as making a “significant” contribution to the historic setting of Berkhamsted, however, this parcel does not make any contribution to the historic part of Berkhamsted at all. It adjoins Northchurch which is a much more modern development. This is an error in the Green Belt methodology. Just because a parcel adjoins what is deemed to be a “historic” settlement, does not ultimately mean it makes a contribution to its setting. A more detailed and refined assessment is required to justify this conclusion. The way the parcel interacts with the historic setting is an integral part of any assessment. There needs to be a connection between the land and the historic element of the settlement otherwise it bears not significance to the criterion. Simply adjoining a modern part of a historic town is considered too crude and not justified. That prevents any development adjoining a historic town ever being possible for potential development, which is not the intention of the policy.

Additionally, if this site is looked at in isolation it adjoins only 80 and 90s culs de sacs, which again makes no contribution to the historic part of Berkhamsted. There are clearly two issues here; one is a problem in relation to the scoring of the parcels and the other is that there is no site-level assessment and so no fine-grain judgement is made at a site level. The site is categorised by the larger-scale, strategic parcel assessment and in this case it is judged on the one significant contribution and as such not identified as being a potential location to release. This finer grain assessment is necessary, specifically around the settlements as there will be areas

that do not meet the 5 tests of Green Belt purposes (as is the case here), however, because they sit within larger parcels they are not necessarily identified. This represents a missed opportunity and one that is considered to be a key flaw in the Green Belt Review.

There is also a consistency error in relation to the Green Belt Review as part of Parcel 11 (to the south of Berkhamsted) is identified for potential release even though it makes a significant contribution to two of the purposes of Green Belt. Parcel 06 in the report is identified as only contributing to one of the purposes (and this is disputed as set out above) and yet it is maintained in its entirety? There does not appear to be sufficient explanation to warrant these conclusions and on the face of it appears to be an error and a decision which is not justified.

### **Part II**

A Part II Green Belt Review has been undertaken to try to remedy the issues in the Part I document and as such does undertake a more refined parcel-level assessment. This confirms the point that the smaller scale parcel within which the site at Pea Lane is located (BK-A13) makes no significant contribution to Green Belt purposes.

Whilst this Part II assessment is useful in the context of assessing smaller parcels it goes on to combine landscape and other planning constraints, which is not the purpose of the Green Belt Review. This confuses the issue, to the point where it is making judgements about sites, when realistically the Green Belt Review should be a tool for decision making purely based on Green Belt issues, rather than making decisions itself and taking into account other planning issues. Making judgements about the SAMs, Flood Risk, AONB...etc is not appropriate here. These constraints should not contribute to a Green Belt Review and certainly shouldn't influence how sites are assessed as they are not Green Belt issues.

It should also be noted that the scoring for parcel BK-A13 is not correct in this Part II document. It identifies a score of "3" for the Towns Merging criteria, however, this site will not cause any merging issues as there are no settlements nearby. Also for sites BK- A11, BK-A12 and BK-A13 the Part II Review scores the issue of Sprawl a "3", however it is clear that the A414 provides a much more sensible, defensible boundary in this location. If these two criteria are correctly scored with a "1" or a "2" then this whole area south west of Berkhamsted is classified as having a limited contribution to Green Belt purposes in the scoring system and so would warrant further consideration for potential release.

### **SHLAA and AONB**

The site at Pea Lane was not identified as "suitable" in the SHLAA based on the following conclusion "*The site falls within the Green Belt. The land may be suitable for future development subject to the outcome of the DBC Green Belt Review and other technical work under their Single Local Plan. However, account also needs to be*

taken of the site's location within the AONB in landscape of national and local significance. Site is unsuitable as its size would lead to major development (of over 10 units) in the AONB.

The NPPF states in Paragraph 116 that "*Planning permission should be refused for major developments in these designated areas except in exceptional circumstances and where it can be demonstrated they are in the public interest*" (our emphasis). Clearly this is not a development management decision and so the local plan provides the opportunity to justify both the exceptional circumstances and the public interest tests. The same requirement applies to Green Belt; however, the same policy approach has not been applied in the SHLAA otherwise all Green Belt sites would also be considered unsuitable.

The presence of an AONB designation, should not immediately mean a site is dismissed, otherwise settlements located entirely in the AONB would never be able to grow sustainably. The local authority has interpreted national policy incorrectly and applied a development management provision to a local plan process. Exceptional circumstances clearly do apply when looking to accommodate housing need, especially when looking to meet identified housing need and this is something which is in the public interest, otherwise the local authority would not be undertaking the exercise of consulting on a local plan.

Furthermore, the site at Pea Lane is located right on the edge of the AONB and adjoins existing development, therefore potential impact will be minimised as the site already has an urban character.

**Conclusion**

Based on the rational above, the site should be identified as suitable in the SHLAA and should therefore feature in the *Schedule of Site Appraisals (for Large Greenfield Sites)* (October 2017) from which it is currently omitted.

The site should be considered as a reasonable alternative going forward and justified for inclusion within the local plan.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21665
<b>Full Name</b>	Mr John Monk
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Mr Nick Shute
<b>Company / Organisation</b>	Nick Shute Associates
<b>Position</b>	Planning and regeneration consultancy
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<u>Response:</u>

	<p>In the Core Strategy, small villages and the countryside are described as “Areas of Development Restraint.” These areas are described as “the least sustainable areas of the borough, where significant environmental constraints apply. These include areas of high landscape quality, such as the Chilterns Area of Outstanding Natural Beauty, and the countryside between settlements. This needs to be protected to ensure its rural character is retained and settlements keep their separate identities.”</p> <p>In section 10, issue 27 is raised “How should future growth be distributed?” Three main distributions for growth are put forward:</p> <ol style="list-style-type: none"> <li>1 Focus on three towns</li> <li>2 Greater focus at Hemel Hempstead</li> <li>3 More evenly spread across the Borough</li> </ol> <p>We would favour the third of these options, which includes the opportunity for some more limited development at the small villages to help them retain their vitality and viability. This approach is in line with the Government’s Housing White Paper, which included the requirement for local planning authorities to identify opportunities for villages to thrive, especially where this would support services and help meet the need to provide homes for local people who currently find it hard to live where they grew up.</p> <p>Allocating land for development in the rural area will help to co-ordinate such development in a properly planned manner. In the recent past, this pressure has resulted in an ad-hoc approach to planning. For example, two planning applications near Wilstone and Gubblecote have each resulted in sites being brought forward for development of 21 houses each. These sites were both brownfield sites and suitable for development, but their development was contrary to the development strategy that sought to apply restraint to these areas. It would be better to adjust the strategy to allow suitable sites in the rural area to be allocated for development.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21682
<b>Full Name</b>	Countryside Properties (UK) Ltd
<b>Company / Organisation</b>	C/O Bidwells
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• CPUK note the broad approach to distribution of development set out in The Plan includes three options; while this exercise is a useful consultation</li> </ul>

	<p>tool to collate views on various strategies; it must be made clear that a combination of approaches is likely to be the most sustainable and deliverable strategy to achieving appropriate growth.</p> <ul style="list-style-type: none"> <li>• CPUK supports the view that a settlement hierarchy approach should be used, with a focus on achieving efficient use of land. Larger settlements will form the most sustainable locations for development as they have established infrastructure to support growth; however, the distribution of development must be informed from a much greater data set than the existing size of the settlement. CPUK suggest an emphasis on addressing issues of affordability, through distributing development to settlements of high unaffordability; but where there is capacity to deliver infrastructure improvements.</li> <li>• Previous rates of delivery should also be reviewed, to understand where previous resistance to development has led to issues of affordability and lack of investment in infrastructure. CPUK suggest growth at Tring will provide a sustainable location for development, and contribute to improvements to existing infrastructure.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21710
<b>Full Name</b>	Roger Saller
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The Berkhamsted Residents Action Group (BRAG) has responded in full to the 'Issues &amp; Options' consultation. To avoid full repetition of the extensive points made in the BRAG response, I request you accept this as confirmation that I wish DBC to duplicate BRAG's responses under my name. Having lived in Berkhamsted since the beginning of this century, I feel that I have a unique perceptive on what made the town attractive and what is now at risk.</p> <p>The Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs." This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector</p>

points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.” The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.

#### BRAG response

- BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach
- In practice the current approach is proving incompatible with preserving the character or our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs”
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town”
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target
- The current allocation methodology also ignores “spill over effects” into neighbouring areas such

	<p>as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</p> <ul style="list-style-type: none"> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21796
<b>Full Name</b>	Capital and Regional plc.
<b>Company / Organisation</b>	Capital & Regional Plc
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• The IOD states that 40% of all carbon emissions in the Borough come from It also suggests that to reduce the impacts of climate change, new development should be located in the most sustainable locations.</li> <li>• HHTC is a highly sustainable location to which new development should be Higher-density, mixed-use development in the town centre could provide sustainable living and working environments. Clearly this will require coordination with investment in transport and a new approach to parking standards. New development in HHTC will also reduce the pressure to make Green Belt releases.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21822
<b>Full Name</b>	W Lamb Ltd
<b>Company / Organisation</b>	W Lamb Ltd
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• New housing and other development should continue to be directed to the larger settlements, particularly Hemel Hempstead, in order to secure the necessary continuing investment and</li> </ul>

	regeneration of the town, as emphasized in the draft Settlement Hierarchy Study (October 2017). No
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21861
<b>Full Name</b>	Fairfax Acquisitions Limited
<b>Company / Organisation</b>	Fairfax Classical Properties Ltd
<b>Position</b>	
<b>Agent Name</b>	Mr Tim Rodway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<b>Distribution of New Housing</b> On behalf of the applicants, we can confirm our support for the focus of new development to be on Hemel Hempstead. We agree that this distribution would reflect the broad historic pattern of development since Hemel Hempstead New Town was planned in the 1950s. It would direct future growth to the principal town in the Borough, which has the greatest range of jobs, services and facilities. Focussing growth at Hemel Hempstead would also help preserve the historic character of the Borough's two market towns. We agree that other benefits may include the ability to pool financial contributions from new development, so that they enable major changes to Hemel Hempstead's infrastructure, which is acknowledged as being in need of improvement and renewal.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21875
<b>Full Name</b>	Louis Quail
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	Please see attached letter from the Berkhamstead residents Action group which I support whole heartedly , its quite sad that we are considering building on greenbelt land which belongs to our children and theirs because of political pressure, and while we still have not explored many other options. For example why is there a lights off building culture in London where it is considered ok to build houses that are then left empty.



The point being the argument for building on greenbelt land should only be one of last resort, there are plenty of other options left before launching off this one way route.

Berkhamsted Residents Action Group response:

- BRAG agrees with the theoretical broad approach and the 'settlement hierarchy' adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.
- In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.
- To be clear the Core Strategy Settlement Hierarchy states "Hemel Hempstead will be the focus for housing development within the borough", while recognising that the Market Towns are "Areas of Limited Opportunity" and "The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs."
- This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that "the Council's approach of focussing growth on Hemel Hempstead is justified." The Inspector points to "the sustainability credentials" of Hemel and contrasts that to the Market Towns where "The level of services and facilities is lower than at Hemel", while also confirming that "it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough's main town"
- The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.
- The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution
- This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.
- Greater consideration should be given to placing more development in villages when there is a

	proven requirement to support local amenities and ensure their vibrancy.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21943
<b>Full Name</b>	Thomas and Margaret Ritchie
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>I have not completed the full consultation document but my wife and my views are completely in line with the comprehensive return made by Berkhamsted Town Council.</p> <p>Berkhamsted Town Council's response:</p> <p>The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. To illustrate this point:</p> <p>Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target. No additional infrastructure has been provided to support this in the Berkhamsted and Northchurch settlement.</p> <p>Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved in Berkhamsted given existing constraints.</p> <p>The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</p> <p>More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO21983

<b>Full Name</b>	Waterside Way
<b>Company / Organisation</b>	Waterside Way Sustainable Planning Ltd
<b>Position</b>	
<b>Agent Name</b>	Mr Stephen Harris
<b>Company / Organisation</b>	Emery Planning Partnership
<b>Position</b>	Senior Consultant
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>Question 8 deals with the settlement hierarchy and how to distribute Paragraph 5.1.4 states:</p> <p><i>“Our draft Settlement Hierarchy Study, which looks at the role and function of each of our towns and villages, concludes that our existing approach to the distribution of development correctly reflects the different characteristics of each place. It does not recommend any significant changes to the role of any individual towns or villages within the hierarchy, but emphasises the importance of continuing investment in and regeneration of Hemel Hempstead. The study also recognises that future growth will need to be supported by infrastructure improvements.”</i></p> <p>We agree that Hemel Hempstead should be the main location for housing and employment growth with Berkhamstead and Tring as the next most sustainable settlements. The three towns should take the vast majority of the development needs.</p> <p>The distribution of the development is helpfully summarised in the following table taken from the consultation document (see attached).</p>
<b>Include files</b>	<a href="#">Stephen Emery - Table - Representations to Dacorum Local Plan Issues and Options to 2036.pdf</a>
<b>Number</b>	Question 8
<b>ID</b>	LPIO21994
<b>Full Name</b>	Mr Paul Phipps
<b>Company / Organisation</b>	Whiteacre Ltd
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	Yes
<b>Your response - Please add your response here</b>	<p>We support the decision to create new development within the larger settlements, such as Bovington, which have the capacity to provide new development, in order to meet the overall objectives of the Plan.</p> <p>We welcome the recognition that this may involve the release of land from the Green Belt. We believe that this can be achieved without compromising the function of remaining Green Belt land, which will continue to serve the statutory purposes of the Green Belt. This approach</p>

	has been endorsed by the council's recent Stage Two Green Belt Assessment.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22010
<b>Full Name</b>	Millbank Land
<b>Company / Organisation</b>	Millbank Land
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>New development in the Borough should be distributed in line with the settlement hierarchy. Tring is the third largest town in Dacorum Borough with a population of 11,713 and has a notably higher population than the next largest settlement, Kings Langley with a population of just 5,952. The recent Settlement Hierarchy Study(ref 4 below) concluded that the market town has all the higher order services including a secondary school, supermarket, employment, indoor sports facilities, library, dentist and pharmacy and at least six key services including a primary school, post office, GP surgery, children's centre, community centre, food shop, pub/restaurant and play area. The settlement thereby has been classified as a high accessibility rating. Just three towns in the Borough provide this range of services (Hemel Hempstead, Berkhamsted and Tring) therefore it is sensible to concentrate new development in these locations.</p> <p>In the interest of achieving sustainable development, focusing new development in accordance with the settlement hierarchy would make the most efficient use of land and local service provision in the Borough. The proposed development strategy would reduce the need to travel to access jobs and services as these are primarily located within the town centres. A new residential population would ensure that the vitality and viability and the range of local service provision in the market town is supported. In addition, population growth could provide the critical mass to allow additional services to be delivered to the benefit of both new and existing residents. In the context of an ageing population, additional housing would ensure the population of the settlement is at least maintained.</p> <p><i>(ref 4 Dacorum Borough Council, Settlement Hierarchy Study, October 2017)</i></p> <p>That said, the Table at paragraph 6.2.8 of the Issues and Options document indicates that over 80% of the housing capacity in the Borough is in main centre of Hemel Hempstead while the next two largest settlements (Berkhamsted and Tring) have capacity for just c.10% of housing combined. This would not appear to be a sustainable distribution of growth and the Council should</p>

	seek to identify additional sites within the market towns in the emerging Local Plan.
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22023
<b>Full Name</b>	Gallagher Estates
<b>Company / Organisation</b>	Gallagher Estates
<b>Position</b>	
<b>Agent Name</b>	Mrs Hanna Staton
<b>Company / Organisation</b>	Pegasus Group
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<ul style="list-style-type: none"> <li>• Whilst the Inspector of the Core Strategy fully supported the settlement hierarchy previously proposed, it should be recognised that given the scale of development required, it may be necessary to adopt a more dispersed distribution strategy, which still focuses on the main towns, however, allows the smaller settlements to contribute towards meeting housing needs. This may also improve the sustainability of these locations, as discussed below. Whilst this strategy is the most sustainable at this point in time, other locations can become more sustainable through the provision of additional infrastructure and services to support existing and new communities.</li> <li>• It is agreed that it will be necessary to find sites outside the existing urban area to address the identified housing need in the Borough, which will require the removal of land from the Green Belt where it is appropriate to do so. Gallagher Estates support the Council's positive moves to identify sustainable strategic sites through two stages of the Green Belt Review and the draft Schedule of Site As demonstrated in Appendix C, Land at New Mill, Tring is a site that can contribute 400 homes and necessary infrastructure either on its own or as part of a wider extension with adjoining land along the north east edge of Tring.</li> <li>• It is unclear from the evidence presented whether the Green Belt Review identifies sufficient sites that perform less well against the purposes of the Green Belt and that could be removed from the Green Belt to meet the different dwelling requirement options proposed. If insufficient land has been identified to achieve the highest figure (1,085 dwellings per annum), then it is advised that the review is revisited to identify further capacity on top of those sites already identified.</li> <li>• As discussed in more detail in our answer to Question 18 below, Gallagher Estates disagree with the proposal to stagger the release of large Green Belt sites. Whilst it is understood that the Council's desire to ensure that supporting</li> </ul>

	<p>infrastructure is secured, it is believed that delayed release of sites could threaten the Council's delivery of a challenging number of homes in the plan period.</p> <ul style="list-style-type: none"> <li>• It is widely recognised and evidenced (by Lichfields in their Start to Finish report of November 2016) large sites have longer lead in times. For example, the average 1,000 home scheme takes approximately 5 years to go through the planning approval period and a further one year from planning to delivery. This is due to there potentially being multiple land owners/ developers and issues to cover as part of a comprehensive planning applications and Masterplan. The LPA has ultimate control of the delivery of commencement/ occupation of development and where necessary linking it to infrastructure.</li> <li>• In terms of annual completions from large sites of circa 1,000 dwellings, evidence suggests that circa 100 homes will be delivered per annum. This is likely to require a number of developers and outlets to deliver this level of completions. Therefore, altogether including pre planning, post planning and build out a scheme of 1,000 units is likely to take a reasonable period of time and, even with the healthy housing market that exists in the Borough.</li> <li>• In light of this, there is no need for a policy restraint to the delivery of larger Green Belt sites, indeed, quite the opposite is required to ensure that they commence as soon as possible and are delivered within the plan period.</li> <li>• In addition to removing sites from the Green Belt for development, the Council may wish to consider safeguarding some land for development beyond the plan period, as recommended by paragraph 85 of the NPPF and acknowledged in paragraphs 5.4.3, 5.4.4, 5.4.15 and 6.4.5 of the consultation document. This will assist to ensure that the revised Green Belt boundary endures beyond the plan period and that there is a surplus amount of land available over and above the dwelling requirement as a contingency should there be changing circumstances to warrant more development.</li> <li>• In relation to New Mill (site Tr-h3 in the Schedule of Site Appraisals document), it is considered that the site is the most natural urban extension to Tring and its removal from the Green Belt would help address local needs with minimal landscape impact and little impact on the purposes of the Green Belt. Attached is a Vision Document (Appendix C) for the proposed development of the site, which demonstrates the sustainability, availability and deliverability of the site and the multiple benefits of its allocation in the emerging Local Plan.</li> </ul>
<b>Include files</b>	<a href="#">Appendix C - Stuart Wells Gallagher Estates -office BIR.4712_IssuesandOptionsReps_FINAL_131217 APPENDIX C.pdf</a>
<b>Number</b>	Question 8

<b>ID</b>	LPIO22064
<b>Full Name</b>	MCJ Trust
<b>Company / Organisation</b>	MCJ Trust
<b>Position</b>	
<b>Agent Name</b>	Samuel Dix
<b>Company / Organisation</b>	Smith Jenkins
<b>Position</b>	Senior Planner
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Our client does not agree with the proposed broad approach to distributing new development. They also do not agree with the outright rejection of any rural growth option.</p> <p>It is recognised that each growth option and the existing settlement hierarchy in the Borough is reflective of broader constraints that affect the area. However, the Issues and Options document and accompanying evidence has failed to give consideration to how different growth options could work partially or in tandem.</p> <p>For example, Appendix C to the consultation document explains that a rural growth option has been rejected due to it resulting in development being directed to the least sustainable parts of the Borough and failing to make use of locations on the edge of larger settlements. This indicates that rural growth has been considered as an option that is mutually exclusive of all others. In reality, rural growth should be viewed as complementing to those options that have been identified as preferred. It is clearly unrealistic that rural areas could accommodate the entirety of the Borough's objectively assessed need. However, allocating a wide range of small sites across rural settlements will provide a cumulative boost to housing supply without compromising the opportunities presented by development in larger settlements.</p> <p>Appendix C also dismisses growth in the rural areas as "not complying with Government planning guidance". This is a vague conclusion that overlooks the fact that the core planning principles in paragraph 17 of the NPPF include supporting thriving rural communities within the countryside. Paragraph 55 expands upon this and explains that sustainable development in rural areas should be promoted by directing housing to where it will enhance or maintain the vitality of rural communities, a matter that has been the subject of several other Government policy papers. No consideration has been given in the settlement hierarchy study or locational principles to how this could be achieved by development in the rural areas.</p> <p>We do not disagree with the methodology used in the settlement hierarchy study although do consider it is deficient in respect of smaller settlements. The study has simply carried forward existing designations without considering new reasonable alternatives. In this sense it has incorrectly been conducted in a 'policy-on' fashion. Paragraph 3.7.1 refers to smaller settlements as having a population of less than 300 and characterises them</p>

as 'hamlets' or 'isolated groups of homes'. This is not a sensible categorisation. Settlements like Flaunden are certainly not 'hamlets' or 'isolated groups of homes' even if their population is less than 300 (only just in the case of Flaunden). They are fully- formed villages that instead deserve to be considered and defined more precisely in the settlement hierarchy. It should be noted that there is no national definition of 'settlement' but a common sense approach would certainly use a much a lower population threshold than 300.

Paragraph 3.7.1 of the settlement hierarchy study goes on to say that the reasons such places do not warrant 'settlement status' include not having cohesiveness that justifies a boundary; not containing enough key services and infrastructure; simply being ribbon development of adjoining settlements or; the need to protect their intrinsic character. Our client dispute each of these reasons as they relate to Flaunden and consider that it should at least be considered in the settlement hierarchy study. For example, the village already has a defined Conservation Area which means it is also cohesive enough for a settlement boundary. It has a pub, playing fields, village hall and church and is a distinct community in its own right that could nevertheless accommodate growth without adverse effects on its character. The recent decision in *Braintree District Council vs SSCLG* [Nov. 2017] confirms that the NPPF does not define the term 'isolated' and that rural housing may be granted permission where the site forms a logical extension to an existing village within the countryside.

In summary, a dispersed strategy with a few homes allocated to each smaller settlement in the rural area would cumulatively assist with the delivery of higher growth options across the Borough and complement larger allocations elsewhere. The evidence has ignored the potential of the rural area by carrying forward existing policy constraints and overlooking the objectives of the NPPF in enhancing the vitality of such areas. For these reasons our client would advocate that the locational principles (that are open to scrutiny in question 36 of the consultation document) are amended to make specific reference to rural areas.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22073
<b>Full Name</b>	Kings Langely & District Residents Association
<b>Company / Organisation</b>	Kings Langley and District Residents association
<b>Position</b>	
<b>Agent Name</b>	Jane Terry
<b>Company / Organisation</b>	Vail Williams
<b>Position</b>	Partner
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	We agree with settlement hierarchy as an approach but disagree with some of the outcomes of the Settlement



Hierarchy Study. For example, Kings Langley is named as a Large Village and we do not consider this accurately represents the character of Kings Langley as a small, historic village. Kings Langley does not aspire to become a town and wishes to retain its current rural character and to remain as a village. The village lacks key services such as a supermarket and indoor sports hall which limits its ability to serve the surrounding rural hinterland. Whilst it does have reasonable access to towns such as Hemel Hempstead and Berkhamsted, with a railway station on the edge of the village, this is already at capacity and considerable improvements would be required.

We also do not agree that the approach chiefly focuses on new development in new towns with lower levels of development. The distribution of sites in and round Kings Langley would significantly change the role and character of the village. There are potentially four major housing allocations identified around Kings Langley:

**SITE:**

**NUMBER OF UNITS:**

**HH-h3 Land Shendish, London Road**

Mix use up to 900 dwellings

**KL-h1 Land at Hill Farm, Love Lane**

150 -300 dwellings

**KL-h2 Land at Rectory Farm, Hempstead**

80 dwellings

**KL-h3 Land to the east of A41 and Wayside Farm, Watford Road**

300 to 1000 dwellings

**Total yield from all site around Kings Langley**

Minimum of 1430 dwellings and  
maximum 2280 dwellings

As can be seen in Table 1 above, King Langley is potentially facing a significant level of development which is disproportionate compared with either of the other two 'Large Villages', for example the site identified at Markyate would yield up to 175 dwellings and that identified at Bovingdon, up to 385 dwellings. The yield from all the sites identified around King Langley would equate to between minimum of 1430 dwellings and maximum 2280 dwellings. This is not considered to be a 'lower level of development' highlighted as appropriate to the settlement hierarchy category of Large Villages and will not reflect the characteristics of King Langley.

Whilst the I&O paper confirms that no sites have yet been identified for allocation as the various options for development across the Borough must be established first, the approach taken to highlighting potential sites for accommodating development, particularly the distribution of development in the King Langley area, does need to be re-considered: Despite its proximity to Hemel Hempstead, Kings Langley is a distinct and separate village and the identification of sites around and within the parish of Kings Langley should not be identified as part of the Hemel Hempstead options for future development which is both incorrect and misleading. The current proposed approach will not

	<p>protect the appearance and distinctiveness of Kings Langley nor will the proposed approach safeguard the Green Belt, countryside or attractive landscape setting around Kings Langley.</p> <p>Further, Kings Langley has been acknowledged as a cross-boundary village. As such its situation at and relationship with development coming forward within Three Rivers Borough, should be assessed very carefully through the Duty to Cooperate and development allocations attributed accordingly.</p> <p><u>QUESTION 8 Distribution of New Development - Summary Representation and Response Sought:</u></p> <p>The approach to identifying potential development sites around Kings Langley should be reconsidered to a more realistic and proportionate level; Kings Langley should not be considered as part of Hemel Hempstead; and the status of Kings Langley as a cross-boundary village should be recognised and its situation discussed through the Duty to Cooperate with Three Rivers District Council.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22097
<b>Full Name</b>	Crest Nicholson
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	Sarah Moorhouse
<b>Company / Organisation</b>	Lichfields
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>Section 3.0 of the Land at Blegberry Gardens, Berkhamsted (Site Be-h6) - Representations to Dacorum's New Local Plan: Issues and Options (Nov 2017) document by Lichfields on behalf of Crest Nicholson Chiltern identifies that the best approach for distributing development is Option 1 (focus on three towns) and this should underpin subsequent iterations of the Local Plan. We are concerned however that the apportionment between the three towns, and between Berkhamsted and Tring, is inconsistent and flawed and in particular Berkhamsted should be recognised as capable of accommodating a higher level of housing development than Tring.</p>
<b>Include files</b>	<a href="#">Sarah Moorhouse Crest Nicholson-15426 Land adj. to Blegberry Gdns, Berkhamsted Reprs (13.12.17).PDF</a>
<b>Number</b>	Question 8
<b>ID</b>	LPIO22124
<b>Full Name</b>	Mrs Hayley Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	

<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22168
<b>Full Name</b>	Mr Peter Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22212
<b>Full Name</b>	Miss Sophie Gillard
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22455
<b>Full Name</b>	Ashleigh Michnowiec
<b>Company / Organisation</b>	Harrow Estates plc
<b>Position</b>	
<b>Agent Name</b>	Mrs Sam Ryan
<b>Company / Organisation</b>	Turley Estates
<b>Position</b>	Director
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	The settlement hierarchy of the existing development plan targets the majority of new growth and development to Hemel Hempstead. While Tring and Berkhamsted are identified as second tier market towns, only a small quantum of development is directed towards them (particularly Tring).

	<p>While Harrow Estates plc recognise that Hemel Hempstead should accommodate a reasonable proportion of new development reflective of its settlement status and regeneration needs; there is also clearly a requirement for the other towns to deliver a proportionate level of development to meet their own local needs and sustain services. In Tring, the paucity of new housing development in recent years has led to an increasing affordability gap and an aging population that is unsustainable in the long term (see supporting Turley Local Needs Assessment). The new local plan should recognise the inherent sustainability of the settlement and seek to address these existing issues by directing more development to the town.</p> <p>It is also clear that the existing strategy of directing the majority of housing development to Hemel Hempstead is resulting in the borough failing to meet both its quantitative housing target and provide a range and choice of housing; in particular new family homes with 3+ bedrooms. This can only be achieved through directing a higher proportion of new development to other sustainable settlements, in particular Tring and Berkhamsted.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22489
<b>Full Name</b>	Mr & Mrs Lisa-Lotte & Henrik Hansen
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>Please find below our response to the new Local Plan consultation. I fully support Brag’s response on this matter (see below)</b></p> <ul style="list-style-type: none"> <li>• BRAG agrees with the theoretical broad approach and the ‘settlement hierarchy’ adopted in the Core Strategy. BRAG would especially support an approach that confirmed Berkhamsted should continue to meet the qualities identified in Q5, but unfortunately this approach is not being implemented and only one of the options identified in section 10 comes close being able to follow the proposed approach.</li> <li>• In practice the current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date – unsupported by any improvements in infrastructure.</li> <li>• To be clear the Core Strategy Settlement Hierarchy states “Hemel Hempstead will be the focus for housing development within the borough”, while recognising that the Market Towns are “Areas of</li> </ul>

	<p>Limited Opportunity” and “The general approach in these locations will be to support development that enables the population to remain stable, unless a small element of growth is required to support local community needs.”</p> <ul style="list-style-type: none"> <li>• This Settlement Hierarchy was ratified by the Core Strategy Inspector who concluded that “the Council’s approach of focussing growth on Hemel Hempstead is justified.” The Inspector points to “the sustainability credentials” of Hemel and contrasts that to the Market Towns where “The level of services and facilities is lower than at Hemel”, while also confirming that “it must be remembered that many of these settlements are more constrained than Hemel Hempstead, for example by the Chilterns AONB (which should be afforded the highest status of protection) and therefore more weight should be attached to securing sustainable growth in the Borough’s main town.”</li> <li>• The reality is that the first 10 years of the Core Strategy has seen development in Berkhamsted at a rate 34% above the target set, but with no infrastructure improvements to match, while development in Hemel is 21% below its target.</li> <li>• The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional exercise when it comes to distribution.</li> <li>• This matching of infrastructure and development would appear to be only achievable with large concentrated developments such as a new town or very large site rather than through much smaller ad hoc developments/sites.</li> <li>• Greater consideration should be given to placing more development in villages when there is a proven requirement to support local amenities and ensure their vibrancy.</li> </ul>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22539
<b>Full Name</b>	Mrs C Longbottom
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b>I support all answers and comments to the Issues &amp; Options Consultation document noted on the Berkhamsted Town Council website</b></p> <p>The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date</p>

	<p>unsupported by improvements in infrastructure. To illustrate this point:</p> <p>Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target. No additional infrastructure has been provided to support this in the Berkhamsted and Northchurch settlement.</p> <p>Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved in Berkhamsted given existing constraints.</p> <p>The current allocation methodology also ignores “spill over effects” into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.</p> <p>This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.</p> <p>More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22609
<b>Full Name</b>	Mr & Mrs Mehew
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>We write as residents of [REDACTED]</p> <p>[REDACTED]</p> <p>in response to your consultation on the Local Plan to 2036. We have also seen and agreed with the response to be submitted by the Meadway Residents Action Group (MRAG) (see comments LPIO18384, 18385) and the draft response prepared by Berkhamsted Town Council.</p>

## Berkhamsted Town Council

### Response:

The current approach is proving incompatible with preserving the character of our market towns and Berkhamsted in particular, which has received a disproportionately large amount of development to date unsupported by improvements in infrastructure. To illustrate this point:

Between 2006 and 2016 the build rate of new housing in Hemel Hempstead averaged 279 pa against a Core Strategy target of 352 pa over 25 years (8800 in total over 25 years), in other words just 79% of the target rate. In Berkhamsted and Northchurch, on the other hand, the build rate between 2006 and 2016 averaged 63 pa against a target, over 25 years, of 47 pa (1180 in total over 25 years) - that is 34% above target. No additional infrastructure has been provided to support this in the Berkhamsted and Northchurch settlement.

Infrastructure always lags development and in some instances, such as road improvements to ease congestion, cannot be achieved in Berkhamsted given existing constraints.

The current allocation methodology also ignores "spill over effects" into neighbouring areas such as vehicle usage from LA3 into Berkhamsted. Planned development should not be a proportional arithmetic exercise when it comes to distribution.

This matching of infrastructure and development would appear to be only achievable with large concentrated developments rather than through much smaller ad hoc developments/sites.

More consideration should be given to placing more (but not major) development in villages to support local amenities and ensure their vibrancy.

<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22685
<b>Full Name</b>	Lewis Claridge
<b>Company / Organisation</b>	NHBE
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p><b><i>Question 8 – Do you agree with the proposed broad approach to distributing new development?</i></b></p> <p>We agree in general with the approach of maintaining the existing settlement hierarchy and focusing new development on the main towns, with lower levels of development directed toward the three larger villages. In the interests of reducing transport impacts and the need for travel, development should be focused in the</p>

	<p>most sustainable locations, which means those with employment and services nearby, good public transport links and ability to improve transport infrastructure to meet growing travel demand in an efficient and sustainable way.</p> <p>New development anywhere will need to be accompanied by appropriate infrastructure provision but large developments in smaller settlements are likely to require greater infrastructure provision and may lead to a greater need to travel. This is however a generalisation and site specific circumstances need to be taken into account.</p> <p>Although the Natural, Historic &amp; Built Environment Advisory Team supports the inclusion of maintaining local distinctiveness as part of the approach to distributing local development, we feel that this should include maintaining historic character (NPPF paragraphs 126, 131). We also feel that historic landscapes which are shown to have significance should be considered for protection as well as attractive ones.</p>
<b>Include files</b>	
<b>Number</b>	Question 8
<b>ID</b>	LPIO22796
<b>Full Name</b>	Mr Patricia Wheway
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Agent Name</b>	
<b>Company / Organisation</b>	
<b>Position</b>	
<b>Your Opinion - Please state your opinion here</b>	No
<b>Your response - Please add your response here</b>	<p>The broad approach should not include building on Green Belt land and certainly not in villages.</p> <p>There has already been additional building in Kings Langley in recent years. As a village we lack the infrastructure to develop further. We are already very congested with limited opportunity for needed infrastructure to be put in place due to space constraints.</p>
<b>Include files</b>	