



Ercall Magna Neighbourhood Development Plan

About this leaflet

There will be a referendum on **Thursday 7 September 2023** concerning a neighbourhood plan for your area. The referendum will be held at the Third Floor of Southwater one, Southwater Square, Southwater way, Telford TF3 4JG between 7am and 10pm.

The Plan is called the Ercall Magna Neighbourhood Development Plan. This leaflet explains more about the planning system in England, neighbourhood planning and how you can take part in the referendum.

The Planning System

The planning system helps decide what gets built, where and when. It is essential for supporting economic growth, improving people's quality of life, and protecting the natural environment. Most new buildings, major changes to existing buildings or major changes to the local environment need planning permission. Without a planning system everyone could construct buildings or use land in any way they wanted, no matter what effect this would have on other people who live and work nearby.

Telford & Wrekin Council is responsible for deciding where most forms of development should go ahead within the borough. Decisions are made in accordance with the development plan unless material considerations suggest otherwise'. Decisions made also have to take into account national planning policy, where appropriate.

National Planning Policy

There are two main documents that set out the Government's policy on planning. The first of these is the National Planning Policy Framework. This provides guidance to local councils in drawing up local plans and on making decisions on planning applications. The Government also has an online Planning Practice Guidance resource which helps planning practitioners in their work.

You can find out more about national planning policy by going online to:

<http://planningguidance.communities.gov.uk/>.

The Development Plan

The development plan is a set of documents that set out the policies for the development and use of land across the local authority area. For Telford & Wrekin, the development plan comprises:

- Telford & Wrekin Local Plan (adopted January 2018)
- Donnington & Muxton Neighbourhood Development Plan
- Edgmond Neighbourhood Development Plan
- Lilleshall Neighbourhood Development Plan
- Madeley Neighbourhood Development Plan
- Newport Neighbourhood Development Plan
- Tibberton & Cherrington Neighbourhood Development Plan
- Waters Upton Neighbourhood Development Plan

Neighbourhood Plans - what are they?

Neighbourhood planning was introduced under the Localism Act 2011. It aims to help local communities play a direct role in planning the areas in which they live and work by showing how the community wants land to be used and developed.

Neighbourhood Plans are required to meet certain “basic conditions” by having regard to national planning policy, contributing to the achievement of sustainable development, being in general conformity with the strategic policies in the development plan for the borough as well as being compatible with EU obligations and human rights requirements. They should not promote less development than set out in the development plan or undermine its strategic policies.

Who makes them?

Neighbourhood plans are prepared by town or parish councils or neighbourhood forums and there is a statutory process that must be followed to make a plan.

The first neighbourhood plan made in the borough of Telford & Wrekin was prepared by Madeley Town Council. Telford & Wrekin Council resolved to make the Madeley Neighbourhood Development Plan on the **19th March 2010**. The other Neighbourhood Plans were made on the following:

- Edgmond Neighbourhood Development Plan **31st May 2018**;
- Lilleshall Neighbourhood Development Plan **13th December 2018**;
- Newport Neighbourhood Development Plan **13th September 2018**;
- Waters Upton Neighbourhood Plan **16th June 2016**; and
- Tibberton & Cherrington Neighbourhood Development Plan: **December 2021**
- Donnington & Muxton Neighbourhood Development Plan: **17th February 2022**

How are neighbourhood plans made?

The plan must be prepared through a process of consultation with local residents and businesses before an independent examiner reviews the plan and checks whether it meets the basic conditions and other legal requirements. The examiner then reports whether any modifications should be made to the plan and whether it should proceed to the next stage in the process which is the referendum stage.

The referendum will invite local people to vote on whether or not the plan should be used to help decide planning applications in the area concerned. All those registered to vote within the neighbourhood area are entitled to vote in the referendum.

What status do they have?

If a majority of those voting have voted in favour of the neighbourhood plan the Council must make it part of its development plan for the area to be used in determining decisions on planning applications.

Additional information in relation to neighbourhood planning online at:

<https://www.gov.uk/guidance/neighbourhood-planning--2>

Feel free to phone the Council's Strategic Planning Policy team (**01952 384241**) if you have any queries about this leaflet.