

Comments provided by Westmorland and Furness Council, with responses.

Section	Page	Comment	Response
Map 3	6	Remove the reference to the village character area for this map as it does not actually show the boundary. Also consider highlighting more clearly where the gateways are. 'This map shows ~~the central Morland village character area~~ , detailing street names, the mill race, beck and weir, as well as illustrating the five gateways to the village.'	<i>Reference reworded update map adding showing gateways</i>
Vision and Objective 1	8	For clarity, use the same wording when referring to the Village Character Area identified in Map 5. Check references to the Village Character Area are consistent throughout the Plan. 'To ensure that Morland maintains and enhances its historic character with particular reference to its ~~central Village Character Area~~ ...' 'To ensure that all new development, through design and use of materials, respects and enhances the traditional character of the village, particularly the <u>Village Character Area</u> of the ~~central area~~ .'	<i>Done</i> <i>Done</i> <i>Done</i>
Objective 2	9	For clarity, use the same wording when referring to the open spaces identified in Map 4. 'To protect and maintain ~~key the~~ Open <u>Spaces</u> (Map 4) <u>areas</u> ...'	<i>Done</i>
Objective 3	12	'That eco, sustainable and affordable builds should receive careful consideration but that the greatest weight should be given to appropriate design and use of materials, in line with <u>Objective 1</u> (<u>paragraph 5.12</u>).	<i>Done</i>
Policy MNP1 - general	13	Terms such as 'appropriate' can be open to interpretation so consider adding further detail if your objective is more specific. Try to keep the policy wording concise but more detail can be added to the policy's supporting text.	<i>Amended</i>
Policy MNP1 – criterion 1	13	This criterion is slightly confusing, suggested revised wording below: 'The Heritage Assessment should be a reference for features and items of local character in any design assessment, particularly for development within the Village Character Area shown on Map 5 overleaf.'	<i>Done</i>

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Policy MNP1 – criterion 6	13	The mention of resistance to ‘alien’ features needs to be mindful of the changing requirements of the Building Regulations and the move to net zero. For example, the provision of electric vehicle charging points. Using this policy to support the refusal of a scheme for the inclusion of required energy efficient measures would leave the Council highly exposed to decisions being overturned at appeal and potentially costs.	<i>Amended</i>
Policy MNP1 – criterion 10	13	For clarity specify when this criterion should apply: ‘Developments required ~~ing~~ by local or national planning policy to provide on-site parking spaces, gardens or green spaces seek to mitigate the effects of the removal or damage to any trees on the site.’	<i>Done</i>
Policy MNP1 – criterion 12	13	For the avoidance of doubt the ‘gateways’ should be identified on the map. The wording above Map 3 suggests this is the case but it is not clear where exactly the 5 gateways are.	<i>Added on new map</i>
Policy MNP2	14	This policy does not add anything and it is unclear what it is trying to achieve. Proposals in any location will be supported if they conform to the development plan unless material considerations indicate otherwise.	<i>Policy removed</i>
Map 5 – Proposals Map	14	Suggest the addition of a footnote directing people to page 24 for an enlarged version of the map.	<i>Done</i>
6.3 Housing	15	‘In Morland village, all new housing (whether on greenfield or brownfield land) is expected to comply with Policy MNP2 and therefore be located within the village boundary.’ Policy MNP2 does not require all housing to be within the village boundary.	<i>Removed sentence</i>
MNP3	16	This policy requires less than Policy DEV3 of the Eden Local Plan, which requires all proposals to ‘adhere to guidance and standards issued by the Highways Authority on the number of parking spaces to be provided’.	<i>Amended</i>
6.5 Employment and Business	17	Typo: ‘This site may be adjacent to an <u>SSSI</u> impact risk zone in relation to the tributaries close by’	<i>Done</i>
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MNP4	17	Typo: ‘The conversion of the Tuer’s Garage site or existing buildings to a use that serves the local community (including retail) will be encouraged provided the character of the village is maintained, by renovation and restoration that is sympathetic to the location and existing building~~s~~.’	<i>Done</i>
6.7 Local Green Spaces in Morland Village	19	Update to NPPF reference: ‘This plan wishes to re-establish protection for this field, and designate it as a Local Green Space for protection, as described in the <u>National Planning Policy Framework [NPPF] (December 2023)</u> paragraphs ~~99-101~~ <u>105-107</u>.	<i>Done</i>
6.7 Local Green Spaces in Morland Village	19	Typo: ‘(The full survey results are provided ~~in~~ as a supporting document).’	<i>Done</i>
6.7 Local Green Spaces in Morland Village	20	Update to NPPF reference (footnote 4 also needs updating): ‘The ~~National Planning Policy Framework (NPPF) (December 2023)~~ ~~2019~~ recognises the importance of open and green spaces in contributing to sustainable communities.⁴ In line with paragraph ~~107~~ ~~103~~ of the Framework, “Policies for managing development with a Local Green Space should be consistent with those for Green Belts”?’	<i>Done</i>
6.8 Local Heritage Assets	21	Typo: ‘In March 2017, a Heritage Assessment was prepared for the Planning Group by Kate Bell~~l~~wood Associates.’	<i>Done</i>
MNP7	21	The boundary of the ‘village area’ is not clear. Replace with either ‘Village Boundary’ or ‘Village Character Area’ (whichever is intended) and add ‘as shown on Map 5’ for the avoidance of doubt.	<i>Replaced</i>