



Marlborough Area Neighbourhood Plan

Press Release

22 February 2021

Your neighbourhood, your future.

The draft Marlborough Area Neighbourhood Plan, covering the parishes of Marlborough with Manton, Mildenhall and Savernake, is currently out for public consultation. This runs to 8 March 2021, so there's still time to pass on your feedback.

It's worth remembering that the aim of the Plan is to ensure that, as far as possible, land is used in a way that reflects what local people want and need. Without a Neighbourhood Plan, local people will have less control over what happens with the land in their area.

The needs of our communities were brought together through extensive public consultation, followed by surveys and expert analysis over the last four years. These identified needs include affordable housing, more parking space, increased cemetery capacity, sports facilities and medical facilities. Local people also emphasised the importance of providing protection for our natural environment, the landscapes in the surrounding area, the open spaces in our communities and, of course, our heritage assets.

The Neighbourhood Plan does have to deal with difficult issues, there is a clearly documented and evidenced need for more affordable housing within Marlborough and limited areas where homes can actually be built. There are and will continue to be, strongly held views and the Steering Group, made up of community volunteers and representatives from various local organisations, is trying to balance these concerns with the needs of the whole community. This group has no powers or funding to purchase land (e.g., for another surgery or for new sports pitches); it can only request landowners to make land available and require that, when sites come up for planning permission, the Local Planning Authority (Wiltshire Council), takes account of local preferences for land use as set out in the legally binding community-led Neighbourhood Plan.

The Plan includes five suggested sites for housing development. These sites were chosen from a longer list of land offered by landowners in a response to a call for sites. Each site was reviewed and many were rejected as not suitable, for example, because of their effects on housing nearby or encroaching too much on green spaces.

Mervyn Hall, Chair of the MANP Steering Group said: "Without a Neighbourhood Plan, the local area would be at risk of unwanted speculative development, far more than that proposed in the plan and we may also be left with little protection for many of our green assets. It's designed to meet the needs of Marlborough with Manton, Mildenhall and Savernake. We listened to what these communities told us, sought evidence to back it all up properly and have set out policies to address those local needs. We now need feedback so we can make any amendments to the Plan before it goes on to the next stage and eventually to referendum at which local people can vote to protect their local area up to 2036."

Wiltshire Local Plan Review

The Wiltshire Council Local Plan, which coincidentally is open to consultation at the same time, is quite different from the local Neighbourhood Plan. It is a strategic county wide plan that implements central government's housing requirements largely by dividing them among the various communities around Wiltshire. The housing numbers in this strategic plan are a minimum requirement, not a limit, so it does not necessarily protect against unwanted, speculative development applications. While the Steering Group has worked with Wiltshire Council throughout and the two plans have been prepared so as not to conflict with each other, they have different perspectives on local issues as the Wiltshire Local Plan is not directly derived from what our communities have said that they need.

More about the Local Plan Review at [Local Plan Review - Wiltshire Council](#)

What happens next?

Following this formal public consultation (known as Regulation 14), the Plan will be reviewed, taking into account local feedback, checks against legislation and examination by an independent examiner (Regulation 15). A further public consultation (Regulation 16) is then followed by a public referendum. If passed (known as 'Made'), the plan will cover the period up to 2036.

Taking part in the consultation

The draft Neighbourhood Plan and supporting documents are available at:

www.marlborough-tc.gov.uk

You can send your comments to:

enquiries@marlborough-tc.gov.uk

This consultation runs to **8 March 2021**

If you need a hard copy of the Plan or need more information, please contact the Town Council at enquiries@marlborough-tc.gov.uk or telephone 01672 512487 or 07593 584099 or write to us at:

Marlborough Area Neighbourhood Plan (MANP)
c/o Marlborough Town Council
Council, Offices, 5 High Street, Marlborough, Wiltshire, SN8 1AA

Online Events - COVID restrictions mean that we cannot meet face to face as we have done during our previous consultations so following our first event on 27 January, we are holding a second one on:

Wednesday, 24 February at 7pm

If you would like to join us, please register your interest via email to us at:

enquiries@marlborough-tc.gov.uk

**PLEASE LET US HAVE YOUR VIEWS ON THE MARLBOROUGH AREA
NEIGHBOURHOOD PLAN**

For further information, please contact enquiries@marlborough-tc.gov.uk
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