**Dear Member**

**Responding to the North Somerset Council (NSC) – Local Plan (LP) – Issues and Options Document - Update**

Following our bulletin of 2.11.18 on this subject, herewith a further update. It has been decided that BRA, together with Backwell Resistance (BR) will send a response to NSC which will be separate from, but complementary to, the Backwell Parish Council (BPC) response. We hope the BRA/BR response will be on our website by Wed 5th Dec.

As previously explained, we expect NSC to update the LP during 2019 and circulate it for comment at least once more – **this will be the most important opportunity to have your say.**

In the meantime, we do urge members to read the Issues and Options Document on:

<http://www.n-somerset.gov.uk/wp-content/uploads/2018/09/Local-Plan-2036-Issues-and-Options-Document-1.pdf>

It is quite readable and the sections directly relating to Backwell are short. NSC invite comments via the on-line version in the document but a straightforward e-mail is also perfectly acceptable.

You may like to consider making the following points to NSC:

1. The Joint Spatial Plan (JSP) is still in a consultation phase. It is far too premature for NSC to propose how the draft JSP could be implemented in North Somerset.
2. The JSP/LP proposals for a Strategic Development Location of 700 houses at Grove Farm (an increase of approx. 40% in the size of Backwell) would completely change the character of the village and result in a messy suburban sprawl with no proper identity.
3. The proposal for a new school near Grove Farm is not supported by any evidence from a coherent strategic plan for Backwell’s schools in the enlarged village.
4. The JSP & LP propose a new road across Backwell Common (Green Belt), creation of a ‘Transport Hub’ at the train station and ‘improvements’ at Backwell cross roads(!). The proposals for a large-scale development at Grove Farm and a much larger one at Nailsea and elsewhere, will significantly increase the volumes of traffic through Backwell despite new roads being planned. The pressure on Backwell’s current roads will increase with the extra households.
5. There is a total lack of clarity on how these expensive infrastructure changes would be funded, especially as they would be needed before the housing development.
6. So far there has been no proper consideration of The Vale (near the South Bristol Link Road) as a suitable location for a large-scale development. This site is much closer to far more employment and would thus minimise commuting traffic. A comprehensive Green Belt Review is required.

To comment on the LP please email [planning.policy@n-somerset.gov.uk](mailto:planning.policy@n-somerset.gov.uk) by the closing date of Monday 10th Dec.

Best wishes

From your BRA Committee 22nd November 2018

**PS West of England Joint Spatial Plan (JSP)** To avoid confusion, we have not mentioned the latest JSP documents in this bulletin. This will be the subject of a separate bulletin in early December.

**Visit our website on** [**www.backwellresidents.org.uk**](http://www.backwellresidents.org.uk/)

**Email us at backwellresidents@btinternet.com**