

**Borough Council of King's Lynn
and West Norfolk Local Plan
2021-2039**

Borough Council of
**King's Lynn &
West Norfolk**



Representation Form

Consultation on additional evidence base documents, September 2023

Closing date for submitting representations: **11:59pm, Friday, 20th October 2023**

Part A

Section 1: Personal Details

Title:	
First Name:	
Last Name:	
Job Title (where relevant):	
Organisation (where relevant):	Hopkins Homes plc
Address:	c/o Graeme Warriner @ Stantec
Postcode:	
Telephone:	
Email:	

Section 2: Agent Details (if applicable)

Please supply the details below of any agent you have working on your behalf.

Agent name:	Graeme Warriner
Address:	████████████████████
Postcode:	████████
Telephone number:	██████████
Email:	████████████████████

Part B

Please fill in a separate form for each document

Section 3: Representations

Which Document are you responding on?

Examination Library ref	Document name	Paragraph No(s)
F51	West Winch Topic Paper	19, 46, 84, 129

Summary of Comments:

Please be as precise as possible as to why you support or object to the evidence and/or any suggested main modifications to the Plan contained in the document, providing the relevant paragraph and/or policy number for each point.

Para 19

A revised offsite drainage strategy has now been prepared by Hopkins Homes and agreed in principle.

Para 46

We support the main modification proposed. The transport work undertaken by WSP reaches the same conclusion of our own Transport work accompany the planning application that up to 300 units can be accessed from the A10 without further strategic intervention; that the rest of the application proposals above 300 units would need a link to the A47; and that the WWHAR and dualling of the A47 would need to be provided to accommodate the full 4,000 homes.

Para 84

We generally support the proposed modifications resulting from the Ecology and Biodiversity Assessment. The WWGA masterplan and the Hopkins Homes planning application originate prior to the emerging legislation that will seek 10% Biodiversity Net Gain, however landscaped and ecological mitigation areas have always been an important component of the proposals. In the Hopkins Homes application, over 18 hectares of land is earmarked for landscaped areas, ecological mitigation areas, recreation areas, and sustainable drainage features. We concur that 10% biodiversity net gain can be delivered across the Growth Area as a whole (given the large potential to provide habitat rich landscapes in the green infrastructure, particularly along the gas pipeline areas). It may however be harder for individual development phases or parcels to achieve this, and it is questionable whether they need to if the wider Growth Area masterplan delivers the 10% net gain requirement.

Para 129

We have inputted into the housing trajectory, which provides a reasonable assumption of delivery rates from the Hopkins proposals.

(Continue on a separate sheet if necessary.)

Please note you should cover succinctly all the information, evidence and supporting information necessary to support/justify your comments.

Section 4: Examination Hearings

This consultation may be followed by further Examination Hearing sessions, at the discretion of the Planning Inspectors. Do you consider it necessary to participate in Examination Hearing sessions? (Please select one answer)

No, I do not wish to participate at the Examination Hearing

Yes, I wish to participate at the examination hearing

Section 5: Data Protection

Do you wish to be notified further about the Local Plan Examination process, at any of the following stages?

Schedule of Main Modifications stage (following hearings)

Yes

No

Publication of Inspector's Report

Yes

No

Adoption of Local Plan


Yes

No

In complying with the General Data Protection Regulation (UK GDPR) and Data Protection Act 2018, King's Lynn and West Norfolk Borough Council confirms that it will process personal data gathered from this form only for the purposes relating to the consultation. It is intended to publish responses to this consultation on the Borough Council's website. However, it should be noted that all personal information (except for names and organisation name, where appropriate) will not be published.

When you give consent for us to process data, you have the right to withdraw that consent at any time. If you wish to withdraw your consent, you must notify us at lpr@west-norfolk.gov.uk or 01553 616200.

Section 6: Signature and Date of Representation

Please sign and date below:	
Signature: (electronic signatures are acceptable)	
Date:	20 th October 2023

Please note that, to be considered, your representation will need to be received by **11:59pm on Friday, 20th October 2023.**