

C.P.C.

Cotherstone Parish Council

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Spatial Policy Team
Room 4/24
Regeneration and Economic Development
Durham County Council
County Hall
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8th December 2014

Dear Sir/Madam

Application for Designation of Cotherstone Neighbourhood Area

I am writing to apply for the designation of a Neighbourhood Area under Section 61G of the Town and Country Planning Act 1990 and in accordance with Part 2(5)(1) of the Neighbourhood Planning (General) Regulations 2012.

The name of the Neighbourhood Area is the **Cotherstone Neighbourhood Area** and the application is made by Cotherstone Parish Council, which is a Relevant Body within the terms of Section 61G(2)(a) of the Act.

Attached at Appendix 1 to this letter is a map to identify the Neighbourhood Area, the boundary of which is shown edged red. The Parish Council has resolved that the Neighbourhood Area shall encompass the whole of the Cotherstone Parish and the red boundary therefore follows the Parish boundary in its entirety.

A statement in support of the application is provided at Appendix 2.

The designation of the Neighbourhood Area will be an important first step to the community working together to plan positively for the future development of Cotherstone and we look forward to the Council's designation of the Neighbourhood Area once statutory consultation procedures have been met.

Yours sincerely,

Richard W Hunter
Chair of Cotherstone Parish Council

APPENDIX 2

STATEMENT IN SUPPORT OF APPLICATION FOR DESIGNATION OF COTHERSTONE NEIGHBOURHOOD AREA

Background

Cotherstone Parish Council has a long standing history of working with and for the local community. It helped fund and promote the preparation of a Design Statement for the village (approved by the former Teesdale Council in 2001) and was also involved in preparing a Parish Plan (produced in 2006).

Since then, the provisions of the Localism Act now provide local communities with the ability to produce a Neighbourhood Plan. A Neighbourhood Plan, once adopted, becomes part of the statutory planning framework for the area.

Against this background, the Parish Council is keen to take the opportunity to develop a Neighbourhood Plan for the whole of the Cotherstone Parish, to guide the future planning and development of the area in a way which reflects the needs and aspirations of the local community.

A Neighbourhood Plan Facilitating Group has accordingly been set up, comprising Parish Councillors and residents to begin the process of taking forward this work.

This submission of the Cotherstone Neighbourhood Area for designation represents the first formal milestone in this process.

The Cotherstone Neighbourhood Area – appropriateness for designation¹

The Neighbourhood Area for Cotherstone encompasses the whole of the Parish. This accords with the general presumption in Section 61G(4)(a) of the Town and Country Planning Act, which refers to 'the desirability of designating the whole of the area of a parish council as a neighbourhood area'.

For the purposes of neighbourhood planning, the decision to designate the whole of the Parish is logical and appropriate as it forms an established spatial entity, centred on the village of Cotherstone.

There are no areas of overlap with other Neighbourhood Areas.

Cotherstone Parish Council - Relevant Body status²

Cotherstone Parish Council is a Relevant Body within the terms of Section 61G(2)(a) of the Act.

A dedicated sub-group of Parish Councillors and residents has been established to facilitate the development of a Neighbourhood Plan and strong working links are being forged with officers at Durham County Council.

¹ Statement in fulfilment of Regulation 5(1)(b) (Part 2) of The Neighbourhood Planning (General) Regulations 2012

² Statement in fulfilment of Regulation 5(1)(c) (Part 2) of The Neighbourhood Planning (General) Regulations 2012

APPENDIX 1 - MAP OF COTHERSTONE NEIGHBOURHOOD AREA

