

INSPECTOR'S REPORT

RESTORMEL BOROUGH COUNCIL

STATEMENT OF COMMUNITY INVOLVEMENT

Inspector: Mary Travers BA(Hons) DipTP MRTPI

Date of Hearing: 1 December 2005

File Reference: LDF 0132

Restormel Borough Council - Statement of Community Involvement (May 2005)

INSPECTOR'S REPORT

Introduction

- 1.1 An independent examination of the Restormel Borough Council Statement of Community Involvement (SCI) has been carried out in accordance with Section 20 of the Planning and Compulsory Purchase Act. Following paragraph 3.10 of Planning Policy Statement 12 (PPS12): Local Development Frameworks, the examination has been based on the nine tests set out (see Annexe A to this report). The starting point for the assessment is that the SCI is sound. Accordingly changes are made in this binding report only where there is a clear need in the light of the tests in PPS12.
- 1.2 A total of 17 separate individuals or organisations made written representations on the SCI, all of which have been considered. A requested hearing was held on 1 December 2005: the attendance sheet listing those present is attached. Since this report is into the soundness of the SCI I have not referred to matters raised in the representations or at the hearing or raised in further representations made by the Newquay Regeneration Forum Ltd unless they result in a recommendation for a change. Clarification of a number of matters was sought from the Council and the response is taken into account (see Annexe B). I have also taken account of the Council's document entitled 'Suggested Changes post-submission stage comments November 2005' (Annexe C to this report).

Test 1

- 2.1 This test is dealt with in the pre-submission consultation statement. The Council failed to consult adjoining Parish Councils at the regulation 25 and 26 stages. However, this omission was corrected in a subsequent consultation for these Parish Councils and I am satisfied that none of them have been prejudiced by this failure.
- 2.2 This test has been met.

Test 2

- 3.1 The SCI provides an overview of the Council's approach to community involvement in order to ensure consistency with its corporate and community strategies. Paragraph 1.10 explains how the issues raised through community engagement will be fed into the annual monitoring report and that they will contribute to the development of a range of strategies, including the Community Strategy and Corporate Plan. Paragraphs 2.1 and 2.4 set out the relationship between the Local Development Framework (LDF) and other strategies and plans, in particular, the Community Strategy.

It is clear that the community involvement initiatives for both will be linked. As discussed at the hearing, setting out how the process will work is not the same as accepting that it is working in this way at present. But when it is approved, the SCI will guide the process of continuous community involvement in planning and will help to secure linkages with other initiatives such as the Community Strategy; the soundness of future local development documents (LDDs) will depend, upon other matters, on their compliance with the SCI.

3.2 This test has been met.

Test 3

4.1 An SCI should identify in general terms which local community groups and other bodies will be consulted. Appendix 1 of the Restormel SCI provides this information by listing the Specific Consultation Bodies and General Consultation Bodies as well as listing the types of groups and organisations which will also be involved. The latter are set out in this general form because there are many such groups and organisations and the specific details may change from time to time. Appendix 1 confirms that the full list is held on the contact database and the table at paragraph 1.7 explains that any individual or organisation can ask to be included on the database. But to avoid any potential misunderstanding, Appendix 1 requires some changes to name specific consultation bodies that are relevant to Restormel, correct the text at the end of the Appendix and correct the contents page and paragraph 4.7.

4.2 Recommendations

- (i) The reference to Annex E from PPS12 should be deleted at the start of Appendix 1 and replaced by the words 'Consultation Bodies';
- (ii) The details of the specific consultation bodies should be amended to delete those that are not relevant to Restormel and to insert the names of the relevant bodies in E1(a) and (j) and to replace E1(c) by the words, 'The County Council; Local Planning Authorities adjoining the Borough; Town and Parish Councils in and adjoining the Borough'. The numbering system within the Appendix should also be changed from 'E' to 'A';
- (iii) The text at the end of Appendix 1 should be amended to make clear that the database will be used for community involvement in the preparation of LDDs and for consultation on planning applications, and that the individuals/bodies that will be consulted in any particular case will vary depending on whether the subject matter affects them;
- (iv) The reference in paragraph 4.7 to Appendix 2 should be corrected to Appendix 1.

- (v) The title of Appendix 1 on the Contents Page should be amended to `Consultation Bodies`.

Test 4 and Test 5

- 5.1 These tests are considered together as they are interrelated.
- 5.2 Paragraphs 2.6-2.11 briefly describe the stages in the production of development plan documents (DPDs) and explain how the community will be involved in this process. However, in order to avoid any misunderstanding about the importance of community involvement at the earliest stage, paragraph 2.6 should be amended to make clear that the community will be engaged at the research and issues phase.
- 5.3 There is insufficient detail about the methods that will be used to involve the community in the different types of LDD and therefore clarification was sought from the Council on this matter (see Annexe B). The additional text suggested by the Council is satisfactory and should be inserted in Section 2.
- 5.4 Paragraphs 1.6 and 1.7 make clear that a range of community involvement methods that are appropriate and accessible for the needs of various groups will be used. Paragraph 1.8 recognises the needs of diverse groups including those that may be hard to reach, but there is insufficient detail about how the Council will seek to involve any of these hard-to-reach groups other than young people. Accordingly, additional text should be included in paragraph 1.8.
- 5.5 It was agreed at the hearing that consultation timetables should seek to take account of the constraints on various bodies including community/voluntary sector groups in terms of the frequency of their meetings; it was also accepted that these groups can advise on the most appropriate methods of engagement in particular circumstances. I recommend accordingly in respect of both of these points.
- 5.6 The process of community engagement in the preparation of supplementary planning documents (SPDs) is not clearly explained. I recommend the insertion of additional text on this matter.
- 5.7 Finally, there is inadequate explanation of the opportunities for community engagement in the sustainability appraisal process. I recommend additional text accordingly.
- 5.8 Recommendations
 - (i) Amend the first two sentences of paragraph 2.6 as follows:
`On an on-going basis the Council will gather information about the Borough in order to assess and identify issues and options for addressing the needs of the area. This

information will include both technical information and the views of local people gathered through a range of methods.'

- (ii) The additional text suggested by the Council on the methods of community involvement that may be appropriate for particular LDDs, as set out in Annexe B, should be inserted in Section 2.
- (iii) Insert additional text at the end of paragraph 1.8 as follows: 'These groups will be targeted through relevant networks, umbrella organisations and support groups (see Appendix A).'
- (iv) Add a new sentence to paragraph 1.9 as follows: 'Given that statutory consultation periods are fixed, the Council will seek to ensure wherever possible that advance notice is given of the consultation dates. This is considered particularly important for bodies such as Parish and Town Councils and voluntary/community organisations that may not have a scheduled meeting during the statutory consultation period'.
- (v) Add the following words to the end of the second sentence of paragraph 1.6: '.....and it will take account of the advice from relevant groups/organisations on the most appropriate methods of engaging with particular target groups in the community'.
- (vi) Delete the final sentence of paragraph 2.34 and replace it by additional text as follows: 'When the Council wishes to prepare a new SPD, similar processes of consultation will be undertaken as in the case of DPDs. Following initial consultation and participation, the Council will prepare a consultation draft of the SPD and will make this publicly available for a period of six weeks. Due consideration will be given to all representations made on an SPD, and a summary of the main issues and how they are to be addressed will be prepared. The SPD will not be adopted until this process has occurred.'
- (vii) Add the following sentence to paragraph 2.5: 'It is necessary to undertake a parallel process of sustainability appraisal at the pre, production and also at the implementation stages of each of the development plan documents during which there are opportunities to engage with the community and seek their views.'

Test 6

- 6.1 Paragraphs 1.16-1.19 explain who will manage community involvement processes in the Council and when additional resources may be called upon to supplement existing provisions. So far as the LDF is concerned, it is made clear that resources will be

concentrated on engaging the community in the preparation of DPDs, with more limited resources set aside for SPDs. The overall objectives of the SCI include recognition of the need for cost-effectiveness and it is highlighted, for example, that the potential for electronic communication should be maximised.

6.2 Reading the document as a whole, it is clear that individual consultation exercises will not be carried out in isolation and that they will contribute to overall objectives for greater understanding of the community's needs. However, it should be made explicit that the Council will seek to link consultation exercises on different LDDs where this would be appropriate. Subject to this, the SCI demonstrates awareness of the need to be realistic about resources, and also to ensure that they match the need as far as possible.

6.3 Recommendation

- (i) Add a new sentence to paragraph 2.5 which states that the Council will seek to link community involvement initiatives on different LDDs where this would be appropriate, for example, where an SPD and a DPD are prepared in parallel because the detail set out in the former is fundamental to the early delivery of policies in the latter.

Test 7

7.1 Paragraphs 2.6-2.11 clearly explain how the community's views will influence the content of DPDs as they progress through the stages leading to formal adoption. My recommended change to paragraph 2.34 (see above) will ensure that the process for SPDs is more fully explained. Paragraph 2.21 describes how those who make comments at any stage will be kept informed of the Council's or, where appropriate, the Inspector's response to their comments. Reading the document as a whole, it is clear that the process of community involvement will be continuous and interactive.

7.2 This test has been met.

Test 8

8.1 Paragraph 1.20 sets out how the SCI will be monitored on a continuous basis in order to test its effectiveness in community engagement. The need to ensure that a representative level of public involvement has been achieved is noted. Reference is made also to the importance of setting clear objectives for each consultation exercise which will guide the subsequent monitoring, evaluation and review processes. Whilst this section of the SCI sets out the position reasonably clearly, it should be more explicit about the formal processes that may lead to review of the SCI. I recommend changes which achieve this.

8.2 Recommendation

Add the following text to the end of paragraph 1.20:

'The Council will formally assess the success of its SCI through its Annual Monitoring Report (AMR), which will be published in December each year. If any changes to the SCI are required they will be made thereafter, following the appropriate public consultation. Regard will be had to any emerging best practice guidance and/or changes in legislation that have been put in place since the SCI was originally published.'

Test 9

- 9.1 In connection with planning applications, Section 4 of the SCI sets out the Council's policies and procedures for consultation on planning applications and makes clear how the results of consultation will be reported and will inform decisions. Paragraphs 4.8-4.19 explain the various procedures for consultation on applications of different types and significance. Ways in which the community will be involved are set out in Section 4 and paragraphs 4.1-4.5 in particular deal with community involvement before an application is made.
- 9.2 However, there is inadequate explanation of how the results of community involvement will be fed into the decisions on planning applications that are made under delegated powers. Therefore some expansion of the text in Section 4 is required.
- 9.3 In response to the representations, the Council proposes the addition of two new paragraphs dealing with the particular consultation procedures and issues relating to defined minerals consultation areas. These suggested additions are appropriate and the SCI should be amended accordingly.
- 9.4 Paragraph 4.7 is not entirely correct in regard to statutory consultation timescales since a period of 28 days is allowed in the case of a planning application potentially affecting an SSSI or in an SSSI consultation area. I recommend a change to the text accordingly.
- 9.5 Recommendations

(i) Add new text after paragraph 4.19 as follows:

In accordance with Government guidance, the Council enables the majority of planning applications, i.e. those that are not contentious, to be determined by the Head of Planning under delegated powers. Full details of the Scheme of Delegation are set out in the Council's

Constitution which can be viewed on the website at www.restormel.gov.uk.

(ii) Add new text after paragraph 4.24 as follows:

All delegated decisions are based on a written report and the Council will make this available for public inspection and will inform consultees accordingly; the report will identify how the technical merits of the representations on the applications have been taken into account. A list of decisions taken under delegated powers will be included in Planning Committee agendas and posted on the website.

(iii) Add two new paragraphs to Section 4 on Minerals Consultation Areas as set out in the Council's 'Suggested Changes post-submission stage comments: November 2005' (see Annexe C to this report).

(iv) Amend the penultimate sentence of paragraph 4.7 to read as follows: 'Statutory consultees have 21 days, or 28 days in the case of a planning application potentially affecting a SSSI or in a SSSI consultation area¹, in which to comment.'

(v) Add the following as a footnote to the above sentence:

¹ in accordance with Section 28 of the Wildlife and Countryside Act 1981 as amended by Section 75 and Schedule 9 of the Countryside and Rights of Way Act 2000.'

Council's Response to Representations

10.1 The Council has produced a response statement in respect of each of the representations on the SCI. This contains some suggested amendments to the submission draft (May 2005), one of which is referred to above in paragraph 9.3. The other suggested amendments relate to the objection by the Government Office for the South West that the SCI contains repetitious material and unnecessary detail. These amendments can be gleaned from the Suggested Changes document (November 2005) (Annexe C to this report) and entail the following alterations:

(i) delete the final three sentences from paragraph 1.1 which refer to historic detail about the evolution of the SCI.

(ii) delete the sections on Internal Communications (paragraphs 2.32-2.33), Supplementary Planning Guidance/Documents (paragraphs 2.34-2.36), Conservation (paragraphs 3.1-3.4), Tree Preservation Orders (paragraph 3.5), Prior Approval Applications (paragraph 4.29), How else do we involve the Community (paragraph 4.30), Enforcement (paragraph 4.31), Protected Trees

(paragraphs 4.32-4.36), and Hedgerow Removal Applications (paragraph 4.37).

(iii) delete Diagrams 1 and 2.

10.2 With the exception of the proposed deletion of paragraphs 2.34-2.36, these suggested changes would result in a more concise and easily understood document while not materially diminishing its information value. I therefore recommend that they be included. Paragraphs 2.34-2.36 (as recommended above to be changed) should be retained since they contain important information about SPDs and they explain how community plans may be incorporated as SPDs.

10.3 Recommendation

Insert the amendments set out in paragraph 10.1 above except in relation to paragraphs 2.34-2.36 of the SCI.

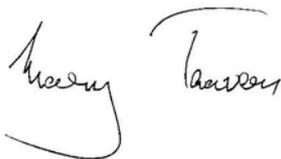
Other Matters

11.1 There are some minor typographical errors in the SCI which I have not attempted to list but which will require correction.

11.2 In response to my request for clarification, the Council has confirmed that local compacts with the community and voluntary sector are not likely to be used. The additional text suggested by the Council (see Annexe B) is intended to provide more detail on the processes for effective engagement but in my view it does not add significantly to the SCI and is unnecessary.

Conclusion

12.1 Subject to the above recommendations the Restormel Borough Council Statement of Community Involvement (May 2005) is sound.

A handwritten signature in black ink, appearing to read 'Mary Travers', written in a cursive style.

Mary Travers
Inspector

ANNEXE A

Examination of the soundness of the statement of community involvement

3.10 The purpose of the examination is to consider the soundness of the statement of community involvement. The presumption will be that the statement of community involvement is sound unless it is shown to be otherwise as a result of evidence considered at the examination. A hearing will only be necessary where one or more of those making representations wish to be heard (see Annex D). In assessing whether the statement of community involvement is sound, the inspector will determine whether the:

- i. local planning authority has complied with the minimum requirements for consultation as set out in Regulations;¹
- ii. local planning authority's strategy for community involvement links with other community involvement initiatives e.g. the community strategy;
- iii. statement identifies in general terms which local community groups and other bodies will be consulted;
- iv. statement identifies how the community and other bodies can be involved in a timely and accessible manner;
- v. methods of consultation to be employed are suitable for the intended audience and for the different stages in the preparation of local development documents;
- vi. resources are available to manage community involvement effectively;
- vii. statement shows how the results of community involvement will be fed into the preparation of development plan documents and supplementary planning documents;
- viii. authority has mechanisms for reviewing the statement of community involvement; and
- ix. statement clearly describes the planning authority's policy for consultation on planning applications.

From: Planning Policy Statement 12: Local Development Frameworks

INSPECTOR'S REPORT
RESTORMEL BOROUGH COUNCIL
ANNEXE B – RESPONSE TO QUERIES

Inspector: M.Travers BA(Hons) DipTP MRTPI

Date: 30th January 2005



The Planning Inspectorate

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Temple Quay House
2 The Square
Temple Quay
Bristol BS1 6PN

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Paul Webber
Restormel Borough Council
Council Offices
39 Penwinnick Road
St.Austell
Cornwall
PL25 5DR

Your Ref:
Our Ref: PINS/ Q0830/429/1
Date: 17th January 2006

RESTORMEL BOROUGH COUNCIL - STATEMENT OF COMMUNITY INVOLVEMENT

Dear Mr.Webber,

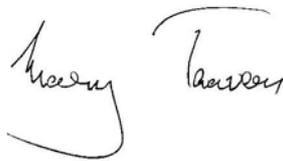
As the appointed Inspector for your Authority's Statement of Community Involvement I am requesting comments from the Council on the following points in order to assist in assessing the soundness of Restormel Borough Council's Statement of Community Involvement.

1. The SCI needs to explain which consultation methods may be used for different types of local development document. It would be helpful if the Council would provide this in tabular form, guided by the content of paragraph 7.9.1 of 'Creating Local Development Frameworks: a Companion Guide to PPS12'.
2. Many planning applications are dealt with under schemes of delegated powers but the SCI does not say where these can be found. Would the Council please confirm where the Council's Scheme of Delegation is set out (for example, in the Council's Constitution) and where the public can view it, so that an appropriate reference can be included in the SCI.

3. Some concerns expressed about the quality and effectiveness of community engagement may be overcome by local compacts with the community/voluntary sector. Would the Council confirm whether local compacts are likely to be used in Restormel? If so, it would be appropriate to include a very brief reference to the Council's intentions in the SCI. The Council may wish to set out a form of words to deal with this point.

These answers are to assist in the production of a binding report. Once you have submitted your response to these questions, the report will be produced as quickly as possible. Please reply to Steve Carnaby whose details are given above. Thank you for your assistance in this matter.

Yours sincerely,

A handwritten signature in black ink, appearing to read 'M. Travers'. The signature is written in a cursive style with a large, sweeping initial 'M' and a distinct 'T'.

M.Travers BA(Hons) DipTP MRTPI

Restormel Borough Council

Head of Planning & Building Control

Philip Mason

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If telephoning please ask for: Mr P Webber

Direct Line No: (01726) 223461

Our ref: LDF/SCI

18th January 2006

Mr S. Carnaby,
Local Developments Frameworks Division,
The Planning Inspectorate,
Room 3/25 Hawk Wing,
Temple Quay House,
2 The Square,
Temple Quay,
Bristol,
BS1 6PN

Dear Mr Carnaby

Restormel Local Development Framework

Statement of Community Involvement

I write regarding the queries raised by the Inspector in order to assist in the production of the binding report, and have set the response in the same order.

1. The following methods of community involvement may be appropriate for particular local development documents:

Statements of Community Involvement: formal written consultation methods are likely to be the most appropriate, as these are essentially procedural documents. The use of both local press and the Council's newspaper will raise awareness before the formal consultation period begins. It could be helpful to hold focus groups or one to one meetings with people with particular concerns;

Core Strategy - spatial vision and spatial objectives: key issues for local communities will relate to the Council's vision for future development in the borough. Potential methods include formal written consultation, public meetings, focus groups, one to one meetings, public exhibitions and wider publicity of the proposed vision for the area;

Core Strategy – policy themes: meetings with selected stakeholder groups and commercial interests and correspondence with consultees held on the Council's database;

Website – <http://www.restormel.gov.uk>

**THIS DOCUMENT IS ALSO AVAILABLE IN LARGE PRINT
PLEASE PHONE KERRA OR EMMA ON (01726) 223470**



INVESTOR IN PEOPLE

Area action plans: interactive workshops such as ‘enquiry by design’ and other visioning exercises; and

Supplementary planning documents: public exhibitions, focus groups and one to one meetings.

2. The Scheme of Delegation to Officers is set out in the Council’s Constitution which can be viewed on the website at www.restormel.gov.uk/index.cfm?articleid=6407 .

3. The use of local compacts are not likely to be used in that form however the Council has already begun a similar process in the form of round table meetings with regard to the Newquay Action Plan preferred options consultation and intend to continue this throughout the LDF process.

The following form of text would deal with this point.

Following on from the formal six week consultation process, where appropriate the Council will hold a series of round-table meetings with interested members of the public and Councillors who made representations on specific proposals. In order to keep the numbers at these meetings to a reasonable size, it is intended to limit the number of invitees to about 10. Once the Council has assessed the level of interest, we may have to selected participants. It is hoped that those who are invited would be prepared to have their contact details circulated so those not attending can pass on to them their concerns.

I hope that this answers the points raised clearly and look forward to receiving your Report in due course.

Yours sincerely

Paul Webber MA MRTPI
PLANNING POLICY OFFICER

INSPECTOR'S REPORT
RESTORMEL BOROUGH COUNCIL
ANNEXE C – SUGGESTED CHANGES

Inspector: M.Travers BA(Hons) DipTP MRTPI

Date: 30th January 2005

Restormel Local Development Framework - Statement of Community Involvement – Submission Stage

SUGGESTED CHANGES

Post-submission stage comments

November 2005

Rep Ref:	Summary of Issue Raised:	Issue Raised By:	Date Received:	Category	RBC Comment:
1	Comments on the role of the SRA and its positive on developer contributions for sustainable transport, new stations, parking and rail freight.	Strategic Rail Authority	8 June 2005		No specific comment on the Statement of Community Involvement.
2	Faith groups as representatives of the area.	Rev'd Dr P.R. Long	9 June 2005	Objector	Faith groups are listed in the SCI as a key target group for consultation.
3	Would like to be included as a statutory consultee. Need new section showing all consultees.	The Theatres Trust	17 June 2005	Objector	The SCI has a consultation list from PPS12. A list of all parties who wanted to be consulted would quickly become out of date, if for example housing associations or utility providers changed names. The Council can confirm that all those who respond, together with those already on the database will continue to be consulted on further Local Development Framework documents.
4	Document should have been sent to everybody household despite the cost. Sending forms to both 6 th Forms in the area could have added with useful information.	Cllr Freeman	23 June 2005	Objector	Restormel News the Council's newspaper was sent to every household, documents or newsletters sent to over 900 people and organisations on the database, advertisements in Cornish Guardian, talks and exhibitions to all parish and town councils, newsletters sent to doctors surgeries, secondary and primary schools, full documents available at all borough libraries and on the Council website.

5	No specific comments about the Statement of Community Involvement.	Mevagissey Parish Council	23 June 2005		No comment.
6	Consider the Statement of Community Involvement is in general conformity with the Regional Spatial Strategy. In Appendix 1 should reference the SW Regional Assembly as the Regional Planning Body.	SW Regional Assembly	23 June 2005		The SCI has a consultation list from PPS12.
7	Welcomed and general approach supported. Repetitive in places, consideration should be given to making it more concise.	Penrilla Consultants	1 July 2005	Supporter	Support noted. Response to GoSW comments should make the SCI more concise.
8	Amendments to the amount of text and the suggestion of the removal of diagrams.	Government Office for the South West	8 July 2005	Objector	Propose that we take out diagrams and remove the text that covers Internal Communications, Supplementary Planning Documents, Conservation, Tree Preservation Orders, How we involve the Community on prior approval applications, how else we involve the community, Enforcement, applications to lop, top or fell protected trees and Hedgerow Removal Applications.
9	Local Development Framework should have policy on protecting Parks and Gardens of Special Historic Interest.	Garden History Society	8 July 2005		No specific comment on the content of the Statement of Community Involvement.
10	No detailed comments.	White, Young Green	8 July 2005		No comment.
11	Statement fails to identify the Mineral Consultation Area procedure.	George Muskett (Kaolin & Ball Clay Association)	8 July 2005	Objector	Following discussions with the Kaolin & Ball Clay Association we recommend the following paragraph be added to the SCI. <i>'Minerals Consultation Areas are identified under Section 86 (2) (c) of the Local Government, Planning and Land Act 1980. These consultation area procedures exist to ensure that district planning authorities do not unduly permit</i>

					<p><i>surface development that would be incompatible with mineral operations or which would sterilise important mineral resources. The Borough Council will carry out the necessary consultations on planning applications within the defined 'Minerals Consultation Area'.</i></p> <p><i>Cornwall County Council is the Minerals planning authority, and is in the process of preparing a 'new style' Minerals and Waste Development Framework to replace the adopted Minerals Local Plan and Waste Local Plan. Minerals and waste planning documents prepared by the County Council can be viewed at www.cornwall.gov.uk.'</i></p>
12	No comment	Environment Agency	11 July 2005		No comment.
13	<p>It should be made clear that lobbying is available to applicants and their agents, and councillors should not be unwilling to hear both sides of the argument.</p> <p>Should include formal code of conduct for councillors and officers.</p> <p>Should be made clear that where speakers make defamatory remarks they will not be permitted to finish.</p>	Clifford W & R C Shrimplin	11 July 2005	Objector	<p>The Council consider the text relating to the role of elected Members is clear and concise and that no change to the text is required.</p> <p>Councillors Code of Conduct is available from the Democratic Services section of the Council and does not need to be repeated in the SCI.</p>
14	The requirement for a development brief for applications of major significance could delay the development process, should only be used when a clear need exists for such control.	Rapleys	11 July 2005	Objector	The Council support the use of development briefs, which involve the community early in major schemes because we believe it will speed up the planning application process.

15	Pleased of their inclusion and requests that it continues to be consulted.	House Builders Federation	11 July 2005	Supporter	Comments noted.
16	SCI can only become sound when linked to a real, coherent and active community infrastructure. Could put names of main organisations under other consultees as per Annex E of PPS12. Equity should be at the heart of Community Involvement.	Newquay Regeneration Forum	11 July 2005	Objector	The SCI sets out to present a clear framework for how the Council will involve the community on each Local Development Document and has evolved through three detailed sets of consultation namely the Issue and Options Report, the Draft SCI and the Submission Stage SCI. The SCI has a consultation list from PPS12. A list of all parties who wanted to be consulted would quickly become out of date, if for example housing associations or utility providers changed names. The Council can confirm that all those who respond, together with those already on the database will continue to be consulted on further Local Development Framework documents.
17	Lack of consultation on Humberts Leisure Report.	James Stacey, Turner Holden	12 July 2005	Objector	Humberts Leisure Report is a consultants report that is available on the website as a background document. Its findings were incorporated into the Newquay Action Plan Preferred Options for full consultation.