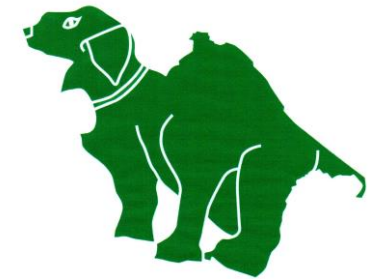


BISHOP'S TACHBROOK PARISH COUNCIL

NEIGHBOURHOOD PLAN



Neighbourhood Plan Background Statement

January 2016

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NEIGHBOURHOOD PLAN BACKGROUND STATEMENT

1. **The Neighbourhood Plan consists of the following documents**

Neighbourhood Plan Submission Statement January 2016

Neighbourhood Plan Background Statement January 2016

Appendixes to the Neighbourhood Plan NP1 to NP12 inclusive as listed on page 3 of the Neighbourhood Plan Submission Statement January 2016

Basic condition Statement August 2015

Neighbourhood Plan Map February 2015

Consultation Statement December 2014

Appendixes to the Consultation Statement C14 inclusive as listed on pages 154 to 210 of the consultation statement December 2014

Strategic Environmental Assessment Scoping Report March 2015 inclusive of correspondence from Environment Agency, Historic England and Natural England

Report of the 1st pre-submission consultation, which took place from 24th September 2014 to 5th November 2014.

Report of the 2nd pre-submission consultation, which took place from 20th April 2015 to 1st June 2015.

2. The Neighbourhood Plan Background Statement contains data and detail supporting the Neighbourhood Plan Submission Statement

NEIGHBOURHOOD PLAN CONTEXT



Bishop's



Tach Brook

1. INTRODUCTION

The Bishop's Tachbrook Neighbourhood Plan relates to the designated Bishop's Tachbrook Neighbourhood Area, which is the whole of the parish of Bishop's Tachbrook. It is for the period from the date the plan is made until 31st March 2029.

1.1 BISHOP'S TACHBROOK – GEOGRAPHICAL LOCATION

- 1.1.1 The parish of Bishop's Tachbrook is situated in the south of Warwick District. It is immediately adjacent to the southern sides of the towns of Warwick, Leamington Spa and Whitnash. The parish includes part of Castle Park, south of Warwick Castle, in the west and extends to the Fosse Way in the east, mainly south of Harbury Lane, but incorporating part of what is now Warwick Gates. To the south it includes part of the M40 and junction 13, and an area of ancient woodland, Oakley Wood. It has a border with the parish of Chesterton & Kingston in the east and the parish of Newbold Pacey & Ashorne in the south, both of which are part of Stratford District Council. In the southwest, it borders with the parish of Barford Sherbourne & Wasperton. See Map 2.
- 1.1.2 Bishop's Tachbrook is a village about 2½ miles south of the centre of Leamington Spa. The population of the parish in the 2011 census was 2,558. The parish is a multi-settlement, rural community with its main village, south of the Tach Brook. North of the Brook is Tachbrook Mallory, centred on Mallory Court and the Grove. On the south side of the Harbury Lane and to the northwest, there is a 1970's Park Home development, Heathcote Park, for the over 50's, whilst north of Harbury Lane part of Warwick Gates is within the Parish. Currently there are 1,021 households in the parish, 737 of them in the village, 61 are outliers in Farms and rural locations and 223 are in Warwick Gates.
- 1.1.3 Bishop's Tachbrook is a rural parish of 1,445ha and is mainly productive farmland, with 25 farms, through which flows the Tach Brook. This rises from springs in the east around Chesterton, meandering northwest across the parish through to New Waters in Castle Park. From there it passes through a dam constructed in the 17th century into the River Avon that flows south to join the River Severn before reaching the Bristol Channel.

1.2 A SHORT HISTORY.

- 1.2.1 Bishops Tachbrook goes back to at least Saxon times. Before that, in what is now Oakley Wood, there is a large irregular shape earthwork that may be an Iron Age fort with 12 feet high embankments. By the Saxon times, the Tach Brook is known to have been the boundary between the Hwicce Tribe, in South Warwickshire and the ancient diocese of Worcester, and the Mercian Tribe in North Warwickshire in the diocese of Lichfield, the first bishopric of the Mercians. It was also the natural boundary between the two Tachbrooks – on the south side, the village of Tachbrook Episcopi, that belonging to the church and the north side, the hamlet of Tachbrook Mallori, which belonged to the Mallori family.
- 1.2.2 Before the Norman Conquest in 1066, the manor of Tachbrook had been given to the church of St. Chad, Lichfield. By 1086, when the Domesday Book was completed, the manor was held by the Bishop of Chester. The seat of the bishopric was later moved to Coventry & Lichfield and the manor of Tachbrook became known as Bishops Tachbrook.
- 1.2.3 The Hamlet of Naspes or Aspes, which lay on the Banbury Road, near the Barford turn was included in the Parish of Bishops Tachbrook. It occurred as a place name from 1195 and as a hamlet in 1316. There are references to the common waste and field of Naspes in deeds of the time of Henry VI. An area of 688 acres of the parish was enclosed under an Act of Parliament of 1731 for sheep farming, resulting in a depopulation of the Hamlet and the workers cottages allowed to fall into ruin. The Asps is the only farm remaining, the name is thought to be derived from the large number of Aspen trees said to have grown in the area.
- 1.2.4 Following the Reformation, in 1529 Parliament sequestered church lands and sold it to the Earl of Warwick and others. In 1798, the manor was sold to George, Earl of Warwick who became chief landowner and Lord of the Manor of Bishop's Tachbrook. By this time, Tachbrook Mallory, due to similar enclosures, became depopulated, only 4 houses remaining by 1640 and the two manors became united under the name of Bishop's Tachbrook. A 1710 map of the village shows it to be south of the Tach Brook and centred on what is now Oakley Wood Road and Savages Close. St. Chads Church is to the west with housing that still forms the south side of Mallory Road and in the east the Manor House on land marked Mr. Savedge. See Map 1. It was surrounded by productive farmland forming the Tach Brook valley, of high quality undulating and valued landscape, varying from 50 to 90m AOD. St. Chad's Church is at about 70m, at the top of a short, but fairly steep incline up Church Hill.

1.3 DEVELOPMENT OF THE 2011-2029 WARWICK DISTRICT LOCAL PLAN AND THE NEIGHBOURHOOD PLAN.

1.3.1 Warwick District Council covers 28,226ha, over 90% of which is rural with about 10% Urban. Over 75% of the rural area is Green Belt the remainder being rural green field to the south of the towns. The NPPF protects Green Belt from any significant development except in very special circumstances. Housing need in previous programmes was directed to Urban areas, so the very high number of new households now needed is easier to put in greenfield than through urban regeneration. But this is not consistent with NPPF policy both to protect and enhance the natural environment and valued landscapes and to place new housing in an urban environment..

1.3.2 Developing the new Local plan, WDC produced a Revised Development Strategy in July 2013 that was based on 12,300 dwellings. The District Council carried out a Strategic Housing Market Assessment for the plan period 2011 to 2029 and this report suggested that 12860 dwellings would be needed, based on the mid-2011 ONS population projection. However, when the mid-2012based projections were published by the ONS they showed a 30% fall from 21,472 people to 15,313 to be accommodated by 2029 within Warwick District.

The District Council resolved to continue with the, by then, established target, in case the one member of the Housing Market Area, Coventry, found it had a projected population increase and seek co-operation from this District to provide housing for any unmet need. The draft Local Plan was submitted to the Planning Inspectorate for examination in January 2015. In February 2015, the DCLG published housing need projections based on the ONS mid 2012 population projections. This showed the Objectively Assessed Need for Warwick district to be 10,320 dwellings for the 18year plan period. Planning Practice Guidance issued stated that this was the most up to date projection and should be used to determine housing programmes.

1.3.3 In May 2015, the examination commenced with an initial hearing to consider legal compliance with the Duty to Co-operate and whether the plan was sound in its proposals for the overall provision for housing and the supply and delivery of housing land. The Inspector reported on 1st June 2015.

The Inspector found that the Council had engaged with the other authorities in the Housing Market Area constructively and on an on-going basis in terms of overall housing provision and other strategic matters. It was found that the Council had complied with its duty to co-operate.

However, the Inspector found that “the proposed Local plan was not sound in terms of overall housing provision as although it is not the case that the Local plan should necessarily accommodate all of the residual unmet need from the rest of the HMA (Housing Market Area), the council had submitted a plan in the absence of a clear strategy to meet the OAN (Objectively Assessed Need) for the HMA in full and consequently, that in relation to the overall housing provision, the Local Plan is not positively prepared, justified, effective or consistent with national policy. It is not sound.” See Inspectors letter of 1st June 2015 to Warwick District council at Appendix NP12

In addition, it was found that the proposed Local plan is not sound in terms of the supply and delivery of housing land. Using data supplied by the District, the inspector concluded that as completions in each of the first four years of the plan period since 2011 had a significant shortfall, that this was persistent under delivery and that the plan would not provide for a 5 year housing land supply and therefore in relation to the supply and delivery of housing land, the local plan is not positively prepared, justified, effective or consistent with national policy. It is not sound.

1.3.4 The Inspector did not consider a suspension of the examination to be appropriate as “it is likely to take a long time and result in a plan substantially different from that submitted and it is unlikely to facilitate the adoption of a sound local plan in a shorter timescale.” He found that “Options are limited to either receive the formal report which will recommend non-adoption of the Local Plan or withdraw the plan under section 22 of the Planning and Compulsory Purchase Act 2004 (as amended).”

However, the Inspector did agree some helpful matters.

- a) Warwick District’s OAN, after allowing for uplifts, from the DCLG 2012 housing projection of 573 dpa is reasonable at 606dpa proposed by the District.
- b) Similarly the OAN for the HMA is reasonable at 4004dpa.

The clear strategy to meet the OAN of the HMA should involve all the immediate neighbours to Coventry, including its west side, not in the HMA. Coventry has yet to decide whether it can meet its need within its own boundary. If it cannot, it will want sites proximal to its boundary for limiting travel to work distances and house price affordability.. The Inspector will expect to see an HMA review of all green belt in member authorities plus the west boundary of Coventry in Solihull (Meriden).

Following the Examination Inspectors letter, the District Council asked the Secretary of State to suspend the examination to allow the strategy to be resolved. A request to the Inspector was advised. That resulted in the Examination being suspended until May 2016, subject to a satisfactory progress report to the Inspector by the end of January 2016.

1.6.5 For this Neighbourhood plan it means that the emerging local plan is subject to change in respect of housing numbers and location of sites.

The adopted (2007) Warwick District Local Plan is therefore the Local plan that this Neighbourhood plan must be in general conformity with. Existing local plans are not out of date unless they are not consistent with the Framework. In so far as housing is concerned, the 2007 WDCLP does contain a housing policy between 2005 and 2021 in Appendix 2 Table 5 requiring 4,767 dwellings to be completed in that period.

WDC recorded 2,623 completions between 2005 and 2011. The balance of 2,144 was therefore planned for the 10 year period 2011 to 2021, a rate of 214 dwellings per annum. If the now established 606dpa is substituted into the 2007 WDCLP from 2011 that will give an up to date plan that the Neighbourhood Plan can be in conformity with.

Until the emerging plan has been revised to meet the inspectors concerns, the Neighbourhood Plan will have to be written to the 2007 plan plus the Warwick OAN of 606 for housing, with relevant policies written to permit any strategic site allocation policies for housing arising from the new plan that may affect Bishop's Tachbrook.

2. DEVELOPING THE NEIGHBOURHOOD PLAN.

2.1 AIMS AND ISSUES OF THE NEIGHBOURHOOD PLAN AND COMMUNITY CONSULTATION

2.1a As a result of a series of 'away day' mornings for Parish Councillors in 2012, an Initial Aims & Issues Statement was prepared to ensure that if a Neighbourhood Plan was to be prepared, it should include as many improvements and solve as many definable problems at the same time. The resulting Aims & Issues document (See Appendix NP4) was adopted by the Parish council at its meeting on the 21st February 2013 minute 7(xii) as a basis for subsequent work. Arrangements were commenced for promoting the Neighbourhood Plan to the community and getting them to positively engage with the preparation of the plan. It was also agreed that Urban Vision Enterprise CIC would be asked to assist in training, community engagement and the process. Urban Vision is a leading planning consultancy in neighbourhood planning and was involved

with DCLG as the Neighbourhood Plan initiative was being developed by government. Dave Chetwyn, the Managing Director of Urban Vision was the author of “Neighbourhood Plans Roadmap guide” written for Locality and this was used to direct the formulation of the Neighbourhood plan.

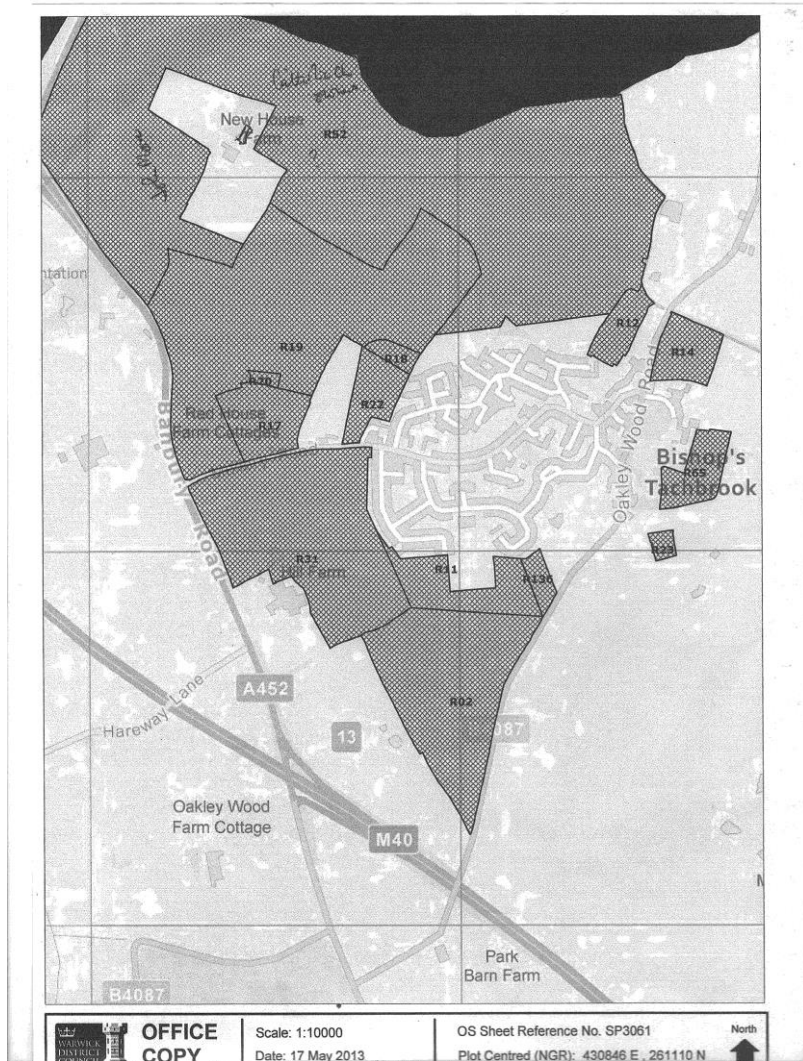
- 2.2b The Parish Council is leading the preparation of the Neighbourhood Plan. But it is very important to ensure that the community has the maximum opportunity to help to shape the plan and to be content that the final version of the plan is worthy and would be supported at a referendum. NPPF 183 offers communities direct power to develop a shared vision for their neighbourhood and deliver the sustainable development they need. Engaging the community in the process in as open and transparent a way as possible is essential.
- 2.3c Full details of all consultations are contained in the Consultation Statement and consultation reports.

2.2 Strategic local Plan implications.

In parallel with the designation process, the District Council published a consultation on a local Plan to provide 10,300 homes. The Parish Council, in common with many other parishes and 2 of the 3 towns, raised concerns about the number of households and the location of them on greenfield sites in the south of the District. That consultation ended at the end of July 2012. This caused the District Council to reconsider the options and in May 2013 issued a Revised Development Strategy (RDS) this time for 12,300 households. There were major changes in the sites to be selected particularly south of the towns. The consultation on the RDS finished at the end of July 2013 but because of substantial objections and the Duty to Cooperate it was necessary for the Council to get a joint SHMA with all the Housing Market Area authorities. This raised the number yet again to 12,860, but while this version was out at consultation, the ONS published revised population projections that for Warwick District reduced population growth by almost 30%.

The Neighbourhood Plan has to take into account the strategic needs of the District. All the time those numbers were changing, new sites were being identified and discounted and because a lot of the new housing was planned by WDC in the parish, it made it difficult to make progress on the Neighbourhood plan.

2.3 VILLAGE HOUSING OPTION STRATEGY.



Map 3 Strategic Housing Land Availability Assessment (SHLAA)

2.3.1 One of the strategies in the 2012 version of the plan was to require 1000 of the households needed in villages. Warwick District Council appointed an officer to look at all the villages and report on possibilities. The Village Housing Options Report was published in November 2013. For Bishop's Tachbrook a site had been selected, in conjunction with the Neighbourhood Plan Process that could take 150 households. There had been close co-operation between the officer and the Parish Council when selecting the site south of the school for this purpose.

2.3.2 The District Council had previously called for landowners to offer sites that could be considered for development and the resultant Strategic Housing Land Assessment (SHLAA) had identified a large number of sites within the parish from Harbury Lane in the north almost to the M40, all of which were outside the village envelope. Each site has a reference number and an attached assessment of the suitability of the site for housing development with positive and negative impacts at a high level rather than a detail level. This was a significant piece of evidence that offered a Neighbourhood Plan choice both to meet the LPA strategic demand and any demand identified locally in the Parish and all the sites are shown in **Map 3**. None of these sites comply with the WDC Local Plan 2007 as they are subject to rural area policies.

- 2.3.3 The Parish Council also decided to establish housing need within the parish for local people. It was known that because of variation of household size over time, to suit their needs, families had to move elsewhere to find the right size and tenure of property for them, when they would rather have stayed within the village with friends.
- 2.3.4 A Housing Need Survey had been carried out in 2009, commissioned by Bishops Tachbrook Parish Council from an independent party, Warwickshire Rural Community Council in partnership with Warwickshire Rural Housing Association. (see appendix NP2)
- 2.3.5 Because of the time interval between that survey and 2013, and because the SHMA indicated that there was a very considerable demand for more housing, a second Housing Need Survey was commissioned from the same independent assessor and was received in January 2014. Details of the surveys are given in Section 7 of the Consultation Statement. (see also appendix NP3)
- 2.3.6 The Housing need survey did not support the Strategic demand that was clearly for objectively assessed local housing need of the wider area. Given that there are no new employment opportunities proposed within the parish, any provision over the Housing Need Survey was clearly to be for people that work elsewhere and that this reinforces the dormitory nature of the village. If this was to happen, then it should be done in a way that both respects the agricultural and rural nature of the parish and resolves some of the problems that the existing village has, due to past development layouts.

2.4 VILLAGE HOUSING OPTIONS AND SETTLEMENT BOUNDARIES CONSULTATION

- 2.4.1 Warwick District Council commenced consideration of options for housing in villages in the District in October 2012 to help meet the need for housing in the District for inclusion in the Local Plan. An officer was appointed specifically for the purpose and he considered the needs of 15 villages. The objective was to distribute as far as possible some of the objectively assessed housing need for the District with an initial target of 1000 households.

This culminated in the commencement of a Village Housing Options and Settlement Boundaries Consultation (VHO) in November 2013. For Bishop's Tachbrook it recommended that the best option for the village is to provide the 150 homes required by the Warwick District Draft Local Plan Strategic Policy DS11 ref H23 to be located in the village by extending the village boundary to the south of the school.

- 2.4.2 The Parish Council working with the District Council considered the issues in depth.



As part of the Neighbourhood Plan process, details of the Parish were obtained from the 2011 census at output area level. In total, the Parish has 1,021 dwellings, only 737 of which are within the village. 61 are outliers in Farms and rural locations and 223 are in Warwick Gates, north of Harbury Lane and part of the urban areas of Warwick and Whitnash.

The relevance is the impact that any new housing volume would have on the village community both during any extended construction period over many years as well as once completed. There were, potentially, 3 main options considered in the WDC Village Housing Options (VHO) consultation.

These were, as shown in Map 4, (the complete document is in Appendix NP7)

1. 150 in the preferred VHO option 1(land south of the school), or
2. 50 in VHO option 2 (land west of Seven Acre close, or
3. 125 in VHO option 3 (land West of Holt Avenue)

Map 4: Village housing Options and Settlement Boundaries Consultation (VHO page39)

2.4.3 Village infrastructure.

1. If all 3 options were allowed to proceed, a total of 325 dwellings, the size of the village would increase by 44% in a short space of time. This was never the intention of the District Council. Apart from other matters that would ensue, and although the village is said to have a range of facilities, except for the church and public house they would not be adequate to cater for this level of

increased demand. The school is a 1 form entry primary school and is currently full. There is no village hall or church hall although construction of community hall on part of the church site is shortly to commence. The hourly bus service does not run in the evenings and is very limited on Sundays. The village does have a Sports & Social Club, located on the side of the Meadow, built at the time of the council housing in the 60's but it is showing its age and does not meet the expectations of people today. It is in need of regeneration if it is to survive although in the recent past improvements have started to make a difference. The Meadow provides a well-used football pitch, a BMX track, a fenced and lit porous pitch, as well as changing rooms and a children's play equipment area. It is adjacent to the village allotments and will be immediately adjacent to the new housing if it is provided in the location of the preferred site.

2. The centre of the village has a compact green landscaped area between the church and the first wave of market housing on the site of the former Church Farm buildings. There is very limited parking available, just 3 spaces outside the one remaining open small shop and none for the church or residents in the 16th C timber framed cottages, to the south side of Mallory Road, which means on-street parking. At the same time, Mallory Road is a main road from the M40 junction 13 into Leamington & Whitnash which is heavily used at peak times by commuters, buses and HGV's. There is a difficult road junction at both ends of the part of the road in the village centre that causes considerable difficulties for pedestrians attempting to cross the road, particularly the elderly, but there is not enough pedestrian traffic to justify the installation of proper crossing facilities. The lack of a crossing tends to allow traffic to be faster than it might otherwise be compounding the problem for pedestrians. Any additional housing development in the village should be located so that it does not add any more traffic to this main road through the village. Parking problems are likely to become more difficult when the community Hall, St. Chads Centre, in the grounds of the church and which has yet to commence construction, comes into use.

Trying to resolve some of these issues is a central objective to the Neighbourhood Plan.

- 2.4.4 Further traffic issues arise from the 1959 roads built to serve the council estate. The Minor Street standard of the day was a 16'-0" width when cars were comparatively rare. Current standards for vehicle size, with on street parking the only alternative for many residents, large lorries, waste collection and delivery vehicles make traversing these roads very difficult. Damage to roadside verges is constant, requiring continual maintenance.

In addition, because the primary school is in the village on Kingsley Road and serves children from Warwick Gates on the north boundary of the parish, the 40 or so children arrive at school in a coach to try to reduce car usage. The coach frequently has difficulty getting through. A further objective of the Neighbourhood Plan is to find an alternative route for this school bus.

Similarly, because the narrow road outside the school is congested when children are walking to school and parents are dropping their children off at school by car, it is already very busy at peak times. Any new housing within the village should be located so as not to add additional traffic to Kingsley Road.

2.5 PARAMETERS FOR SUITABILITY

2.5.1 In the Neighbourhood Plan, the parameters drawn up for seeking an appropriate site for any new housing development in the village should include the following requirements to both meet the NPPF and solve problems within the village so far as possible by the way that such housing is integrated into the village.

a) To meet NPPF150, Local Plans and by inference Neighbourhood plans, are the key to delivering sustainable development that reflects the vision and aspirations of local communities. At the outset, the Neighbourhood Plan set out a Vision Statement -

“We want Bishop’s Tachbrook to be a fantastic place to live in, whatever your age.”

b) Aspirations relating to the provision for new housing from the list of strategic objectives included

1. To keep housing development to small scale and designed to a high quality, reflecting the local character and distinctiveness of the area.
2. To provide homes for local people of all ages, incomes and housing size, affordable homes and smaller homes suitable for retired persons to downsize to with an initial element of care being available to monitor and help those growing older to retain their independence as long as possible.
3. To ensure the majority of new housing is built within boundaries that are supported by local people and sites are selected carefully so that the local impact on the rural area is minimised and that urban areas do not encroach into the rural area in a detrimental way.

- c) Local Housing need was established by commissioning a Housing Needs Survey. This is referred to and detailed in paragraphs 2.3.4 to 2.3.6.
- d) The site selected should be as close as possible to the centre of the village to encourage the new occupants to take part in village life, make use of the facilities that are in the village and so discourage use of the car to parts of the village.
- e) Vehicular access should be located so that the roads going through the village that are busy at peak times do not have additional traffic emanating from the new development.
- f) Access to the school for the school bus should be on roads of an adequate size with a suitable unloading area close to the school for the safe transition of pupils into the school.
- g) Pedestrians and cyclists should be able to get to village roads directly on paths for the purpose to encourage use of the shop and any other facility that may be provided in the centre of the village. This should be connected to other pedestrian and cycleways that connect to Warwick Gates, the school, as well as a new path to Oakley Wood so that a safe walking route is created to this valuable facility from the village.
- h) Easy access to the Meadow, the Sports & Social Club and children's play equipment would be sought.
- i) The location should be such that it affects the amenity of the least number of existing residents, with reasonable mitigation measures for those that are directly affected.
- j) Working with the developer, find ways to enhance the limited social facilities in the village to help support and make the development more attractive to prospective purchasers through increased demand on this sort of provision.
- k) The site, as well as being suitable must be available, viable and deliverable to meet NPPF requirements.

2.5.2 For these reasons, both the Parish Council Neighbourhood Plan Workshops and the District Council VHO Team considered that the only location that met all these requirements was site number 1, as shown on Page no 39 of the Village Housing Options and Settlement Boundaries Consultation reproduced here as Map 4 in para 2.4.2

The plan extended the current village boundary southwards to include the preferred housing option site and noted that further discussions would be needed with the Parish Council and the Neighbourhood Plan Development Group about the precise extent of the settlement boundary.

A vehicular access from Oakley Wood Road, south of the village would service the new housing with pedestrian links to the Meadow and centre of the village in the east, together with pedestrian links into Holt Avenue and The Lees and so meet the access criteria for an acceptable sustainable site.

2.5.3 Taken together, this solution provides a positive contribution to the village due to the regenerative effect it would have on the village because of its location in relation to the existing village and proximity to the few facilities that we do have. It can both provide all the housing required by the local plan and in so doing, meet the needs identified in the housing Needs Survey.

2.5.4 As regards parameter k), the site is suitable, available and an outline planning application was granted on August 19th 2014.

This means that the total Draft Local Plan Strategic Policies requirement within the village of Bishops Tachbrook has been met. The detail of this proposal will be required to meet the Housing policies in the Neighbourhood Plan.

2.6 Other options considered were evaluated as part of the consultation process and are described in the Consultation Statement at paragraph 7.3.

2.7 Local Plan Strategic Housing Allocations

The Draft Local Plan 2011-2029 also includes 2 strategic allocation sites that have been granted outline planning permission in the last year. These are Woodside Farm at a size of 280 dwellings and Grove Farm for 200 dwellings. These are north and south of Harbury Lane respectively and were imposed on the Parish by the District against the views of the communities of Whitnash and Warwick as well as Bishops Tachbrook. They thought that the environmental damage to the valued landscapes, without sufficient effort to find urban previously developed regeneration sites for objectively assessed local housing need, did not comply with either the NPPF nor the Draft Local Plan Strategic policy DS4 Spatial Strategy sections a), d) & f) and that the additional traffic coming from all the allocated sites to the south of the towns would increase the peak time traffic issues to unacceptable levels on all routes in the area and the towns.

3. COMMUNITY PROFILE

3.1 2011 CENSUS.

3.1.1 People.

3.1.1a The total population was 2,558. The 2001 census total was 2,513 but the 1991 census was 3,241.

3.1.1b Comparative Quinary age groups for the 3 censuses were

census	0-4	5-9	10-14	15-19	20-24	25-29	30-34	35-39	40-44	45-49	50-54	55-59	60-64	65-69	70-74	75-79	80-84	85-89	90+	Total
2011	143	169	162	152	106	104	121	204	264	230	199	152	138	142	110	84	39	25	14	2,558
2001	162	182	188	131	94	148	259	245	194	165	163	150	121	118	63	58	45	23	4	2,513
1991	185	170	201	212	190	249	230	205	223	253	222	226	186	166	134	104	51	28	6	3,241

TABLE 1 QUINARY AGE GROUPS 1991 TO 2011

3.1.1c It is commonly asserted that we have an ‘aging’ population. In Bishop’s Tachbrook the census shows that the parish had 414 people aged 65 plus in 2011. This was more than in 2001 when it was 311, but less than 1991 when it was 489. As percentages of the total population, it was 16.18% in 2011, 12.38% in 2001 and 15.09% in 1991. Although there were 10 more 90+ people in 2011 than in 2001, there were 6 less 80-84 people. So these assertions are comparative. Across the age groups, the only group that had a higher number than 1991 in 2011 was the 40-44 year olds.

Whether the population is aging or not is not relevant. The facts are that in 2011 there were 414 people over 65 in the parish. The census tells us that (ref QS113&114EW)

Group A There were 88 households with one person over 65 and there were 106 households of one family only, with all over 65.

- Together, that must account for at least 300 of the 414 over 65's. ($88 + 106 \times 2 = \underline{300}$)
- Group B There were 320 people living in households of 2 persons, where either both were over 65 or one being over 65 and the other aged 16 to 64. This includes the 106 households in group A which are 2 person households so the remainder are households with one person over 65. Therefore, $320 - 212 = \underline{108}$ people over 65 in this group.
- Group C There were 2 other households where all persons were aged 65 plus and where the remaining 6 people live, which must be 3 over 65's in each. ($300 + 108 + 6 = 414$)

At the present moment, Warwick District Council has 23 elderly persons bungalows. These are 1 bed 2 person bungalows, but although described as elderly persons bungalows, the only additional facility is the lifeline emergency response system. The number of persons in these bungalows is not known but must be between 23 & 46 an average of 35.

As people age, the longer they can maintain their independence, the better for them and the caring system. Frequently they live in their family home but some may welcome the opportunity to downsize as it is easier to manage. These could be affordable homes but those with the financial resources may wish or have to buy because they do not qualify for affordable homes. So a number of up to date lifetime bungalows with some provision for early simple care support may be needed. This would enable them to move within the village retaining existing links with family/ friends/community.

It would seem there is clear potential for some lifetime homes for older people.

WDC Housing Department is currently asking for 2 2bed bungalows for social rented and 1 2bed affordable rented bungalow. This seems to be a low number and some could be one bed bungalows similar to the existing 23 bungalows in the village but to lifetime standards. Some market bungalows for older people should be included.

Another alternative may be to place a semidetached older persons bungalow with a semidetached larger family house, which gives some neighbourly care and company but an independent living arrangement for an older person.

3.1.1d A perceived need for housing for larger families.

Anecdotally, it is thought that, because of the way that the village was enlarged post war, because most of the properties in the village are 2 &

3 bed, as families grow, they have to move elsewhere or enlarge their home. The problem with enlarging homes is that, as a larger property they become less affordable to first time buyers or are no longer available for those that would like to downsize. There seems to be a continual number of planning applications to convert bungalows to houses or extensions up to boundaries but preventing this seems to be not controllable.

TABLE 2 DISTRIBUTION OF NUMBER OF BEDROOMS IN DWELLINGS ACROSS THE PARISH SETTLEMENTS.

BISHOP'S TACHBROOK CENSUS OUTPUT AREAS – Number of bedrooms per dwelling																
Output reference	59381	59382	59383	59384	59385	59386	59387	59388	59389	village	Warwick Gates	outliers	TOTAL	Warwick	West midlands	England
Bedrooms										TOTAL	TOTAL	TOTAL				
0	0	0	0	0	0	0	0	1	1	2	0	0	2	116	5,375	54,938
%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.0%	0.8%	0.8%	0.3%	0.0%	0.0%	0.2%	0.2%	0.2%	0.2%
1	4	3	15	1	1	4	7	1	10	35	8	3	46	6,049	221,376	2,593,893
%	2.8%	5.6%	15.3%	0.8%	0.8%	3.5%	5.9%	0.8%	8.4%	4.9%	3.2%	5.1%	4.5%	10.3%	9.6%	11.8%
2	4	6	31	13	30	5	56	14	46	191	8	6	205	16,314	579,677	6,145,083
%	2.8%	11.1%	31.6%	10.2%	24.2%	4.3%	47.5%	11.4%	38.7%	26.7%	3.2%	10.2%	20.1%	27.8%	25.3%	27.9%
3	26	12	43	85	82	21	46	88	56	400	47	12	459	21,771	1,077,787	9,088,213
%	18.2%	22.2%	43.9%	66.9%	66.1%	18.3%	39.0%	71.5%	47.1%	55.9%	19.0%	20.3%	45.0%	37.1%	47.0%	41.2%
4	70	20	7	24	8	68	9	13	5	66	138	20	224	10,415	317,861	3,166,531
%	49.0%	49.0%	7.1%	18.9%	6.5%	59.1%	7.6%	10.6%	4.2%	9.2%	55.9%	33.9%	21.9%	17.7%	13.9%	14.4%
5 or more	39	13	2	4	3	17	0	6	1	21	46	18	85	4,014	92,833	1,014,710
%	27.3%	24.1%	2.0%	3.1%	2.4%	14.8%	0.0%	4.9%	0.8%	2.9%	18.6%	30.5%	8.3%	6.8%	4.0%	4.6%
TOTAL	143	54	98	127	124	115	118	123	119	715	247	59	1021	58,679	2,294,909	22,063,368
2011 census Mar 2011																

Table 2 is an extract from 2011 census at output area for Bishop’s Tachbrook. It shows the number of dwellings with 0 to 5+ bedrooms in each post code area, with the pink columns totalled to show the distribution in the village, the blue columns totalled to show the distribution in Warwick Gates and the green column to show outliers in the rural parts of the Parish. For comparison, the same information is given for Warwick District, the West Midlands and England. Note that area 59386 takes in Warwick Gates plus the northern part of the village & some outliers. By inspection of the map, a split of the area has been estimated between the 3 settlement areas.

If it is assumed that larger families require 4, 5 or more bedrooms, within the village only 12.1% of dwellings have this number of bedrooms. In

Warwick Gates, 74.5% of dwellings have this number of bedrooms and in the rural area it is 64.4%. The average across Bishop's Tachbrook is 30.2%, at district level it is 24.5%, at Regional level it is 17.9% and at National level it is 19%.

Thus the evidence seems to support the need for an increased number of 4 & 5 or more bed homes in the market sector of the new housing site in the village where there is only 12.1%.

3.1.1.e Opportunities for growing families to stay in the village.

This is similar to 6.1.1d except that the issues of affordability and numbers of bedrooms are different. If a family starts in a 2bed property then as the family grows to 2 or 3 children, a 3 bed home that is affordable may be needed. Table 2 shows that within the village, the number of 2 bed homes is just below the national average. But the number of 3 bed homes at 55.9% is much higher than the national average of 41.2% and Warwick district which is 37.1%. This may indicate that the number of new market 3 beds in the new development may need to be below the average because the larger homes may vacate some existing 3 beds.

3.1.f An over-dominance of 2-3 bed houses.

This is clearly correct. Table 2 shows that of the 715 dwellings in the village 591 or 82.6% are 2 or 3 bed. This compares with the national average of 69.1% and the District average of 64.9%. This has been caused by past housing policies for new development to provide homes for new household formation, whereas in 'old towns' that have grown more incrementally, with time, housing churn gives a greater variety.

3.1.1.g Unmet need for smaller properties.

Table 2 shows that the village has only a small number of 1 bedroom dwellings at 4.9% or 35 dwellings. Nationally, there are 11.8% and in Warwick District it is 10.3%. The mix should consider whether to provide some 1 bed dwellings to improve the number in the village.

3.2 MATERIAL CHANGES TO POPULATION STRUCTURE BETWEEN 2001 AND 2011 CENSUSES

3.2.1

Table 1 Quinary Age groups, shows that from 2001 to 2011

- 0 to 14's numbers fell from 532 to 474

- 15 to 24 age group rose from 225 to 258
- 25 to 39 age group fell from 652 to 429
- 40 to 79 age group rose from 1032 to 1319 and
- 80 plus rose from 72 to 78.

3.2.2 Young people 0 to 14.

The number of 0 to 4 year olds in Bishops Tachbrook fell over the 10 years by 11%, but the births in Warwick District had increased from 1,212 in 2001 to 1,498 in 2007, 1,545 in 2008, 1,591 in 2009, 1,555 in 2010 & 1,557 in 2011 an increase of 28.5%. This may be because those of childbearing age ie between 20 & 39 were 745 in 2001 but had fallen to 535 in 2011. The 2001 0 to 4 cohort of 162, was still 162 in 2011.

The 2001 5 to 9 year old cohort of 182, had fallen to 152 when they were 15 to 19 in 2011.

Similarly, the 2001 10 to 14 cohort of 188 had fallen to 106 in 2011 and the 15 to 19 cohort of 131 had fallen to 104.

Table 1 shows the numbers back to the 1991 census. The 0 to 4's in 1991 were 185, then 188 in 2001 and then 106 in 2011. The 5 to 9's that were 170 in 1991, fell to 131 and then 104 in 2011. This would appear to relate to young people moving away due to educational or employment opportunities.

3.2.3 People 10 to 24 and 30 to 34.

The 3 cohort groups 10-14, 15-19 & 30 - 34 of 1991, fell by 2001 but then increased by 2011. The 20 to 24 group was the only cohort to grow from 1991 to 2011.

From 1991 to 2001 to 2011, the 1991 10 - 14 cohort of 201, fell to 94 but then rose to 121 in 2011 , the 15-19 cohort of 212 fell to 148 then rose to 204, the 30-34 cohort of 230 fell to 194 then rose to 199. However, the 1991 20-24 cohort of 190 rose to 259 and then 264.

3.2.4 The 25-29 and all the older age groups fell from 1991 to 2001 and also fell again to 2011.

3.2.5 In 2011 the average household size in the village was 1,709 persons in 715 dwellings, a household average size of 2.39. In Warwick Gates, 689 people lived in 247 dwellings which is 2.789 persons per dwelling. Overall the parish household size is 2,558 persons who live in 1,021 dwellings. This gives an average household size of 2.505 persons/dwelling. This is larger than the Warwick District Household size of 2.299p/d.

3.2.6 Between 1996 and 2002, Warwick Gates was built and in 2011 the number of persons measured in the census was 689 in Warwick Gates. The part of this estate within the Neighbourhood Plan boundary was largely occupied by the 2001 census. In 2001 there were 975 dwellings and by 2011 there were 1021, an increase of 46 dwellings.

3.3 ASSESSING THE HOUSING TENURE MIX FOR THE 150 DWELLINGS ON THE SITE SOUTH OF THE SCHOOL.

3.3.1 The affordable housing mix and the numbers required by the Housing Officer are shown in the affordable column in table 3.

3.3.2 It is for the developer to suggest what may be the best housing mix for the market homes, but if a reasonable objective is to get closer to the district average for each number of bedrooms, Table 3 suggests a possible housing tenure mix.

3.3.3 The 150 dwellings will be 90 market and 60 affordable. WDC Housing have specified dwellings that would increase the 1 bed proportion from 4.9% (see Table 2) to 6.2% across the parish or 7.2% in the village settlement. This is still low compared with Warwick district at 10.3% or through England 11.8%.

3.3.4 One bedroom dwellings.

From 6.1.1c some older person's market bungalows of say 6 could be provided. In addition some 14 1 bed-2 person flats/dwellings could also be provided as 6.1.1g. Table 3 shows that 20 onebed market dwellings plus 7 affordable 1 bed bungalows would improve the provision for smaller dwellings.

3.3.5 Two bedroom dwellings

From 6.1.1e, some 2 bed market dwellings should be provided because current provision is low at 20.1% when the national average is 27.8 %. By providing 11 2 bed dwellings, it increases the provision to 21.1%. across the parish but to 26.9% in the village.

New market	new affordable	village numbers	Tachbrook	Warwick	bedrooms
90	60	865	1171	58829	total
0	0	2	2	116	0
0.0%	0.0%	0.2%	0.2%	0.2%	
20	7	62	73	6076	1
22.2%	11.7%	7.2%	6.2%	10.3%	
11	31	233	247	16356	2
12.2%	51.7%	26.9%	21.1%	27.8%	
15	19	434	493	21805	3
16.7%	31.7%	50.2%	42.1%	37.1%	
28	3	97	255	10446	4
31.1%	5.0%	11.2%	21.8%	17.8%	
16	0	37	101	4030	5 or more
17.8%	0.0%	4.3%	8.6%	6.9%	

3.3.6 Three bed dwellings.

From 6.1.1d, an increase of 3 bed dwellings should be limited in order to reduce the overall percentage of 3 bed properties because we already have 45% of the stock as 3 bed properties and larger properties may release some existing 3 beds. Table 3 suggests 15 3bed market dwellings and this will reduce the stock to 42.1% across the parish, but to 50.2% in the village, compared with Warwick at 37.1% and the national average of 41.2%.

3.3.7 Four bed dwellings.

From 6.1.1.f, the current level of 4 bed homes is 21.9% in Bishop's Tachbrook but only 9.2% in the village. If 28 4 bed dwellings are included this will raise the percentage of 4 beds to 11.2% in the village and in the parish it will be 21.8%. This compares with the national average of 14.4% and in Warwick district it is 17.7%.

3.3.8 5 or more bedrooms

From 6.1.1d, an increased number of larger dwellings would be justifiable. Currently within the village there are only 2.9% in this category. This compares with Warwick at 6.8% and national at 4.6%. 16 dwellings increases the village to 4.3% which is about the national average, but over the whole parish it is 8.6%.

3.4 EMPLOYMENT & SKILLS

3.4.1 Economic Activity as 2011 census.

Table 4 shows the economic activity of all usual residents aged between 16 to 74 and also all household reference persons.

Source: Office for National statistics 30 January 2013

All usual residents age 16 to 74							ALL Household reference persons				
		1883			% total		1021			% total	
BISHOP'S TACHBROOK	2011 census Economic Activity QS601EW		full time	Part-time		% of active		full time	Part-time		% of active
Economically active	total	1430			75.9%		762			74.6%	
Economically active	Employee part time	301		301	16.0%	21.0%	93		93	9.1%	12.2%
Economically active	Employee full time	852	852		45.2%	59.6%	540	540		52.9%	70.9%
Economically active	self-emp+employees part time	3		3	0.2%	0.2%	2		2	0.2%	0.3%
Economically active	self- emp+employees full time	21	21		1.1%	1.5%	15	15		1.5%	2.0%
Economically active	self-emp no emplys part time	60		60	3.2%	4.2%	25		25	2.4%	3.3%
Economically active	self-emp no emplys full time	92	92		4.9%	6.4%	70	70		6.9%	9.2%
Economically active	unemployed	51			2.7%	3.6%	15			1.5%	2.0%
Economically active	student full time	50	50		2.7%	3.5%	2			0.2%	0.3%
	CHECK TOTAL	1430	1015	364			762	625	120		
	employed	1379					747				
Economically Inactive	total	453			24.1%	% of inactive	259			25.4%	% of inactive
Economically Inactive	retired	282			15.0%	62.3%	228			22.3%	88.0%
Economically Inactive	student (incfulltimestudents)	59			3.1%	13.0%	1			0.1%	0.4%
Economically Inactive	caring for home or family	54			2.9%	11.9%	9			0.9%	3.5%
Economically Inactive	long term sick/disabled	38			2.0%	8.4%	15			1.5%	5.8%
Economically Inactive	other	20			1.1%	4.4%	6			0.6%	2.3%
	CHECK TOTAL	453					259				

TABLE 4 ECONOMIC ACTIVITY IN BISHOP'S TACHBROOK

3.4.1a Of 1,883 residents in that age group, 1,430 (75.9%) are economically active and 453 (24.1%) are inactive. Across Warwick District 71.3% are economically active and 28.7% are inactive. In Bishop's Tachbrook, 61.3% of all residents are in employment, 9.4% are self-employed, 2.7% are unemployed, 2.7% are fulltime students in full time work, 15% are retired, 3.1% are fulltime students but not economically active and 4.9% are

either long term sick or carers. Comparing with Warwick District, Bishop's Tachbrook has a higher proportion of employed people (73.2% to 68.2%), more in fulltime employment (53.9% to 52%), less unemployed (2.7% to 3%) and fewer fulltime students in work(2.7% to 3.5%).

Of those economically inactive, Bishop's Tachbrook has a higher proportion of retired people 15% to 12.9%, fewer students 3.1% to 9% and less long term sick/ disabled or carers 4.9% to 5.5%.

3.4.1b Of 1,021 household reference persons (HRP) of all ages, 762 (74.6%) are economically active and 259 (25.4%) are inactive. Across Warwick District, 70.2% are economically active and 29.8% are inactive. In Bishop's Tachbrook, 62% of all HRP's are in employment, 11% are self-employed, 1.5% are unemployed, 0.2% are fulltime students in full time work, 22.3% are retired, 0.1% are fulltime students but not economically active and 2.6% are either long term sick or carers. Comparing with Warwick District, Bishop's Tachbrook has a higher proportion of employed HRP's (73.2% to 68.2%), more in fulltime employment (62% to 55.4%), less unemployed (1.5% to 2.1%) and fewer fulltime students in work (2.7% to 3.5%).

Of those economically inactive, Bishop's Tachbrook has a lower proportion of retired HRP's 22.3% to 24%, fewer students 0.1% to 1.7% and less long term sick or disabled 2.6% to 3.2%.

3.4.2 2011 CENSUS - EMPLOYMENT OF ALL USUAL RESIDENTS AGED 16 TO 74

3.4.2.1 Residents of Bishop's Tachbrook are employed in virtually all industries (see Table 5), despite the fact that employment opportunities in the parish itself are very limited, at all levels of employment (see Table 6). The percentage of people employed in Agriculture, Manufacturing – particularly in High Tech & other Manufacturing, Public Administration & Defence and Wholesale and Retail trade & repair of motor vehicles and motor cycles is higher than in Warwick District whilst the percentage of people employed in construction, Information & communication, Education, Human Health & Social Work, Arts, entertainment and recreation is lower.

Table 5 compares the industries that provide employment for the people of Bishop's Tachbrook with those in Warwick District.

Table 6 details the occupation levels of people from Bishop's Tachbrook and Table 7 compares Bishop's Tachbrook with Warwick district for types of work and jobs.

TABLE 5

2011 CENSUS QS605EW LISTS THE INDUSTRIES IN WHICH PEOPLE ARE EMPLOYED.

	All usual residents Aged 16 to 74 in employment	Bishops Tachbrook		Warwick District.	
		Total	1369	%	69608
A	Agriculture, Forestry and Fishing	15	1.096%	339	0.487%
C	Manufacturing	180	13.148%	7205	10.351%
C10 - C12	Manufacturing: Food, Beverages & tobacco	8	0.584%	584	0.839%
C13 – C15	Manufacturing: Textiles, Wearing Apparel, leather & related products	5	0.365%	143	0.205%
C16 – C17	Manufacturing: wood, Paper and paper products	4	0.292%	124	0.178%
C19 – C22	Manufacturing: Chemicals, Chemical products, rubber & plastics	8	0.584%	435	0.625%
C23 – C25	Manufacturing: Low Tech	13	0.950%	683	0.981%
C26 – C30	Manufacturing: High Tech	105	7.670%	4085	5.869%
C18, 31, 32	Manufacturing: Other	37	2.703%	1151	1.654%
D	Electricity, Gas, Steam & Air conditioning Supply	20	1.461%	1057	1.519%
E	Water Supply; sewerage, Waste Management & Remediation Activities	6	0.438%	445	0.639%
F	Construction	59	4.310%	3762	5.405%
G	Wholesale & Retail trade; Repair of Motor Vehicles & Motor Cycles	216	15.778%	10306	14.806%
H	Transport & Storage	50	3.652%	2211	3.176%
I	Accommodation & Food service Activities	69	5.040%	3743	5.377%
J	Information & Communication	65	4.748%	3896	5.597%
K	Financial & Insurance Activities	42	3.068%	1999	2.872%
L	Real Estate Activities	17	1.242%	923	1.326%
M	Professional, Scientific & Technical activities	128	9.350%	6705	9.633%
N	Administrative and Support Service Activities	64	4.675%	3005	4.317%
O	Public Administration & Defence; Compulsory Social Security	81	5.917%	3407	4.895%
P	Education	147	10.738%	8639	12.411%
Q	Human Health & Social Work Activities	150	10.957%	8339	11.980%
R,S	Arts, Entertainment & Recreation; Other Service Activities	60	4.383%	3514	5.048%
T	Activities of Households as Employers; Undifferentiated Goods, Services Products	0	0.000%	55	0.079%
U	Activities pf Extraterritorial Organisations & Bodies	0	0.000%	27	0.039%
Crown copyright	Industry (QS605EW), 2011 Census Source: office for National Statistics : last update Jan2013				

TABLE 6 2011 CENSUS THE OCCUPATIONS FOR WHICH PEOPLE ARE EMPLOYED.

	1883	Total	% of total
1. Higher managerial, administrative and professional occupations	297		15.8%
1.1 Higher managerial, administrative and professional occupations		54	2.9%
L1 Employers in Large establishments		2	0.1%
L2 Higher managerial, administrative occupations		52	2.8%
1.2 Higher Professional occupations		243	12.9%
L3.1 traditional employees		129	6.9%
L3.2 New employees		90	4.8%
L3.3 Traditional self-employed		20	1.1%
L3.4 New self-employed		4	0.2%
2. Lower managerial, administrative and professional occupations	457		24.3%
L4 Lower professional and higher qualifications		293	15.6%
L4.1 Traditional employees		217	11.5%
L4.2 New employees		44	2.3%
L4.3 Traditional Self employed		30	1.6%
L4.4 New self-employed		2	293
L5 Lower managerial & admin istrative occupations		101	5.4%
L6 higher supervisory occupations		63	3.3%
3. Intermediate occupations	269		14.3%
L7.1 Intermediate clerical and administrative occupations		175	9.3%
L7.2 Intermediate sales and service occupations		70	3.7%
L7.3 Intermediate technical and auxiliary occupations		15	0.8%
L7.4 Intermediate engineering occupations		9	0.5%
4. Small employers and own account workers	164		8.7%
L8 Employers in small establishments		32	1.7%
L8.1 Employers in small establishments in industry, commerce, services		29	1.5%
L8.2 Employers in small establishments in agriculture		3	0.2%

L9 Own account workers		132		7.0%
L9.1 Own account workers (non-professional)			126	6.7%
L9.2 Own account workers (agriculture)			6	0.3%
5. Lower supervisory and technical occupations	137			7.3%
L10 Lower supervisory occupations		73		3.9%
L11 Lower technical occupations		64		3.4%
L11.1 Lower technical craft occupations			60	3.2%
L11.2 Lower technical process operative occupations			4	0.2%
6. Semi-routine occupations	247			13.1%
L12.1 Semi-routine sales occupations		73		3.9%
L12.2 Semi-routine service occupations		88		4.7%
L12.3 Semi-routine technical occupations		15		0.8%
L12.4 Semi-routine operative occupations		34		1.8%
L12.5 Semi-routine agricultural occupations		0		0.0%
L12.6 Semi-routine clerical occupations		32		1.7%
L12.7 Semi-routine childcare occupations		5		0.3%
7. Routine occupations	166			8.8%
L13.1 Routine sales and service occupations		31		1.6%
L13.2 Routine production occupations		21		1.1%
L13.3 Routine technical occupations		37		2.0%
L13.4 Routine operative occupations		71		3.8%
L13.5 Routine agricultural occupations		6		0.3%
8. Never worked and long-term unemployed	44			2.3%
L14.1 Never worked		30		1.6%
L14.2 Long-term unemployed		14		0.7%
Not classified	102			5.4%
L15 Full-time students		102		5.4%
L17 Not classifiable for other reasons		0		0.0%
Crown copyright 2011 Census Source: office for National Statistics	1883	1883		

TABLE 7**BISHOP'S TACHBROOK 2011 CENSUS OCCUPATIONS BY MINOR GROUPS (QS606EW)**

Source: Office for National statistics 30 January 2013		Bishop's Tachbrook			Warwick District		
	TOTAL	1369	1369	%	69608	69608	%
1	All usual residents aged 16 to 74 in Employment						
	Managers, Directors & Senior officials		156	11.395%		8905	12.793%
	Corporate managers and directors	115		8.400%	5998		8.617%
	Other managers & proprietors	41		2.995%	2907		4.176%
2	Professional occupations		274	20.015%		17365	24.947%
	Science, Research, Engineering & Technology	88		6.428%	5272		7.574%
	Health Professionals	50		3.652%	3119		4.481%
	Teaching & Educational professionals	59		4.310%	4360		6.264%
	Business, Media & Public Service Professionals	77		5.625%	4614		6.629%
3	Associate Professional & Technical Occupations		222	16.216%		9869	14.178%
	Science, Engineering & Technology Associate professionals	29		2.118%	1277		1.835%
	Health & Social care Associate Professionals	14		1.023%	677		0.973%
	Protective Service Occupations	18		1.315%	667		0.958%
	Culture, Media & sports Occupations	35		2.557%	1614		2.319%
	Business & Public Service Associate Professionals	126		9.204%	5634		8.094%
4	Administrative & Secretarial Occupations		186	13.587%		7464	10.723%
	Administrative Occupations	135		9.861%	5427		7.797%
	Secretarial & related occupations	51		3.725%	2037		2.926%
5	Skilled Trades Occupations		134	9.788%		6145	8.828%
	Skilled agricultural and related trades	14		1.023%	648		0.931%
	Skilled Metal, Electrical & related Trades	51		3.725%	2229		3.202%
	Skilled Construction and Building Trades	30		2.191%	1877		2.697%
	Textiles, Printing & other Skilled Trades	39		2.849%	1391		1.998%
6	Caring, Leisure & other Service Occupations		105	7.670%		5472	7.861%
	Caring Personal Service Occupations	75		5.478%	3963		5.693%
	Leisure & related Personal service Occupations	30		2.191%	1509		2.168%
7	Sales & Customer Service occupations		95	6.939%		4939	7.095%
	Sales Occupations	79		5.771%	3902		5.606%

	Customer Service Occupations	16		1.169%	1037		1.490%
8	Process Plant and Machine operatives		73	5.332%		3168	4.551%
	Process Plant and Machine operatives	43		3.141%	1677		2.409%
	Transport & Mobile Machine Drivers & operatives	30		2.191%	1491		2.142%
9	Elementary Occupations		124	9.058%		6281	9.023%
	Elementary Trades & Related Occupations	15		1.096%	644		0.925%
	Elementary Administration & Service Occupations	109		7.962%	5637		8.098%

3.4.2.2 Analysis of the number of hours worked shows that 71.07% of Bishops Tachbrook usual residents aged 16 to 74 are in full time work.

2011 census QS604EW Source: office for National Statistics	Bishops Tachbrook		Warwick District		West Midlands		England	
All usual residents aged 16 to 74 in employment	1369	%	69608	%	2,536,876	%	25,162,721	%
Part-Time : Total	396	28.93%	19284	27.70%	753,192	29.69%	7,307,083	29.04%
Part-Time : 15 hours or less worked	120	8.77%	7,188	10.33%	240,502	9.48%	2,418,518	9.61%
Part-Time : 16 to 30 hours worked	276	20.16%	12,096	17.38%	512,690	20.21%	4,888,565	19.43%
Full-Time : Total	973	71.07%	50,324	72.30%	1,783,684	70.31%	17,855,638	70.96%
Full-Time : 31 to 48 hours worked	796	58.14%	40,609	58.34%	1,477,418	58.24%	14,502,713	57.64%
Full-Time : 49 or more hours worked	177	12.93%	9,715	13.96%	306,266	12.07%	3,352,925	13.32%

TABLE 8 HOURS WORKED

3.4.3 LEVEL OF QUALIFICATIONS.

3.4.3a From the 2011 census, there are 2045 people over 16 in Bishop's Tachbrook parish. As a percentage, there were less people with no qualification than either the National or Regional level but slightly more than Warwick District. At Level 4 qualification both Warwick district and Bishop's Tachbrook had a significantly higher percentage than England or West Midlands. See Table 9.

3.4.3b The 4 levels stated are a simplistic statement of a complex set of educational attainments limited to the highest level of qualification. QS502EW contains more detail but because people could tick more than one box, they may appear in that table a number of times.

For Bishop’s Tachbrook, at level 1, 721 had 1 to 4 O levels, entry level or Foundation Diploma and 138 had NVQ Level 1. At level 2, 878 had 5+ O levels, 1 A level or higher diploma and 304 had NVQ level 2, Intermediate GNVQ, City & Guilds Craft or RSA Diploma.

162 people had apprenticeship qualifications. At level 3, 501 had 2+ A levels or 4+ As levels Higher School certificate, Advanced Diploma and 268 had NVQ level 3, Advanced GNVQ, City & Guilds Advanced Craft, ONC, OND, BTEC, RSA advanced diploma.

471 had a Degree or higher degree (MA PhD and 115 had NVQ Level 4-5 , HNC, HND, RSA Higher Diploma. 391 had professional qualifications, 395 had other Vocational or work-related qualifications. 88 had foreign qualifications.

TABLE 9 HIGHEST LEVEL OF QUALIFICATION

Highest Level of Qualification, 2011 (QS501EW)		Crown copyright Source: office for National Statistics						
	Bishop's Tachbrook		Warwick		West Midlands		England	
all usual residents 16 +	2045		114051		4507405		42989620	
No qualifications	378	18.48%	18691	16.39%	1196794	26.55%	9656810	22.46%
Level 1 qualifications	259	12.67%	11539	10.12%	616225	13.67%	5714441	13.29%
Level 2 qualifications	273	13.35%	14527	12.74%	695544	15.43%	6544614	15.22%
apprenticeship	76	3.72%	3770	3.31%	150353	3.34%	1532934	3.57%
Level 3 qualifications	247	12.08%	16392	14.37%	553600	12.28%	5309631	12.35%
Level 4 and above	724	35.40%	43836	38.44%	1050404	23.30%	11769361	27.38%
Other Qualifications	88	4.30%	5296	4.64%	244485	5.42%	2461829	5.73%

3.4.4 METHOD OF TRAVEL TO WORK AND CAR OR VAN AVAILABILITY .

3.4.4a How people get to work is a sustainability issue. The further they have to travel, the longer it takes, the more CO₂ is produced and the more congested the roads and other travel networks become. Table 10 compares the methods of travel and the differences between Bishop's Tachbrook, Warwick District, the region and England.

Method Travel to work	Bishops Tachbrook			Warwick District			West Midlands Region			England		
All usual residents aged 16 to 74	1,883	%	% at work	102,883	%	% at work	4,067,119	%	% at work	38,881,374	%	% at work
Work mainly at or from home	82	4.35	5.99	4,714	4.58	6.77	121,260	2.98	4.72	1,349,568	3.47	5.30
Underground, metro, light rail, Tram	0	0.00	0.00	77	0.07	0.11	6,663	0.16	0.26	1,027,625	2.64	4.04
Train	35	1.86	2.56	2,331	2.27	3.35	94,563	1.59	3.68	1,343,684	3.46	5.28
Bus, Minibus or coach	25	1.33	1.83	2,559	2.49	3.68	194,723	4.79	7.59	1,886,539	4.85	7.41
Taxi	3	0.16	0.22	148	0.14	0.21	13,319	0.33	0.52	131,465	0.34	0.52
Motorcycle, Scooter or moped	17	0.90	1.25	406	0.39	0.58	16,370	0.40	0.64	206,550	0.53	0.81
Driving a car or van	1,016	53.96	74.21	45,068	43.81	64.75	1,649,987	40.57	64.28	14,345,882	36.90	57.52
Passenger in a car or van	77	4.09	5.62	3,368	3.27	4.84	154,599	3.80	6.02	1,264,553	3.25	4.97
Bicycle	39	2.07	2.85	2,228	2.17	3.2	50,388	1.24	1.96	742,675	1.91	2.92
On foot	66	3.51	4.82	8,358	8.12	12.01	251,452	6.18	9.8	2,701,453	6.95	10.61
Other method of travel to work	9	0.48	0.66	351	0.34	0.5	13,552	0.33	0.53	162,727	0.42	0.64
Not in employment	514	27.30	0.00	33,275	32.34	0.00	1,530,243	37.62	0.00	13,718,653	35.28	0.00

Source: Office for National statistics 30 January 2013	SUMMARY											
Work at home	82		5.99	4,714		6.77	121,260		4.72	1,349,568		5.36
Train / bus	60		4.38	4,967		7.14	295,949		11.53	4,257,848		16.92
Private vehicles	1113		81.30	48,990		70.38	1,834,275		71.46	15,948,450		63.38
Walk/bike	105		7.67	10,586		15.21	301,840		11.76	3,444,128		13.69
other	9		0.66	351		0.50	13,552		0.53	162,727		0.65

TABLE 10 METHOD OF TRAVEL TO WORK

3.4.4b Distance of travel to work.

From the 2001 census(2011 census data does not yet appear to be available), People travel to work as in Table 11

	Work at or from home	<2km	2 - 5km	5 - 10km	10 - 20km	20 - 30km	30 - 40 km	40 - 60km	60km+	no fixed place	out of UK	offshore	All people
Number of people	122	81	519	172	186	82	43	27	45	60	3	0	1340
percentage	9.104%	6.045%	38.731%	12.836%	13.881%	6.119%	3.209%	2.015%	3.358%	4.478%	0.224%	0%	

TABLE 11 BISHOP'S TACHBROOK RESIDENTS DISTANCE OF TRAVEL TO WORK

Only 81 people(6.045%) travel less than 2 km to work apart from those that work at or from home. 519 travel between 2 to 5km, the distance to Leamington and Warwick and 172 travel between 5 to 10km, a total of 51.56%. The remaining 42.39% work further away and only 170 do not use a car or motor bike to get to work.

3.4.4c Car & Van Availability.

Table 12 compares the availability of cars and vans between Bishop’s Tachbrook and the District, Region and Country by percentages.

- 1) Bishop’s Tachbrook has the lowest number of households without a car or van at 7.8% compared with England at 25.5%.
- 2) Bishop’s Tachbrook has 5.4% more households with 2 cars/vans rather than 1, whereas District, Region and country have between 9.6% & 17.5% more households with 1 rather than 2 cars/vans per household;
- 3) Bishop’s Tachbrook has the highest number of households (9.2%) with 3 cars/vans per household than the District, Region and country that have between 2.9 and 6.7%;
- 4) Bishop’s Tachbrook has the highest number of households (2.9%) with 4 cars/vans per household than the District, Region and country that have between 1.9 and 2.4%;
- 5) Bishop’s Tachbrook has also got the highest average number of cars/vans per household of 1.629. which is 21% more than the District, 36% more than the Region and 40% more than England.

Variable	Bishops Tachbrook		Warwick District		West Midlands Region		England	
		%		%		%		%
All households	1,021		58,679		2,294,909		22,063,368	
No cars or vans in household	80	7.8	10,848	18.5	566,621	24.7	5,691,251	25.5
1 cars or vans in household	381	37.3	24,086	41.0	952,798	41.5	9,301,776	42.2
2 cars or vans in household	436	42.7	18,413	31.4	591,210	25.8	5,441,593	24.7
3 cars or vans in household	94	9.2	3,928	6.7	136,201	2.9	1,203,865	5.5
4 or more cars or vans in household	30	2.9	1,404	2.4	48,079	2.1	424,883	1.9
All cars or vans in area	1,663		79,020		2,757,999		25,696,833	
Average cars or vans per household	1.629		1.347	+21%	1.202	+36%	1.165	+40%
Source: Office for National statistics 30 January 2013								

TABLE 12 COMPARATIVE STUDY OF CAR/VAN AVAILABILITY

3.4.4d These facts confirm the rural and dormitory nature of the parish because car dependency is high due to lack of other practical alternatives to access the majority of services which are outside the parish. They also support the need to have a higher off road parking provision per household than the Warwick District standard.

3.5 EMPLOYMENT AND BUSINESSES IN BISHOP'S TACHBROOK.

- 3.5.1 Bishops Tachbrook Neighbourhood Area is a rural part of Warwickshire. Its main business function is Agriculture. The area is described in paragraph 4.4 in which Natural England describe it to be in National character Area 96: Dunsmore and Feldon, a *“predominantly rural, agricultural landscape, crossed by numerous small rivers and tributaries and varying between a more open character in the Feldon area and a wooded character in Dunsmore. The area is mainly within Warwickshire, with the southern boundary delineated by the steep limestone escarpment of the Cotswolds. It is an important food producing area and the agricultural expanse of large arable fields, improved pasture and small villages forms a transitional landscape between the surrounding National Character Areas. In the south the landform becomes more undulating with low hill tops, clay vales, sparse woodland and hedgerows, now largely denuded of the large elm trees that once grew in abundance. This area is known as the Feldon and comprises most of the south-eastern part of Warwickshire. It is a rural landscape strongly influenced by post-medieval enclosures of former strip fields, heavy clay soil and frequent small, compact villages.*
- 3.5.2 There are 25 Farms within the Neighbourhood Area with a range of specialisms. These are listed in paragraph 11.1 of the Consultation statement. It is important that within the Neighbourhood Plan, these enterprises are supported by policies that help them to be successful. Frequently, development leads to fragmentation of farmland reducing the viability of farms and loss of open countryside. Policy BTE2 will describe how this will be interpreted for Bishop's Tachbrook.
- 3.5.3 Bishop's Tachbrook is within a short distance of Leamington Spa and Warwick and except for those that work from home, very few people work within the parish boundary. About half the parish workforce works in Warwick or Leamington, the remainder commuting to adjacent cities and Birmingham or London. Basic analysis is set out in paragraph 6.4 and is further developed into policies in 10.3.1.

4. POLICY SECTION

4.1. POLICY BTH1: LOCATION OF NEW HOUSING WITHIN THE GROWTH VILLAGE

Context and rationale

4.1.1 The Parish of Bishop's Tachbrook has for many hundreds of years been a multi-settlement, rural community, centred on the main village. As times have changed, some of the settlements have gone but others have taken their place. The Neighbourhood Plan recognises these ancient links, by:

- Maintaining a distinct separation between each settlement.
- Conserving and enhancing the rural and green spaces that give each settlement a separate identity.
- Strengthening the links that bring the settlements together as one Parish.

Today, the settlements are the main village of Bishop's Tachbrook; Tachbrook Mallory, Woodside Farm and part of Warwick Gates; Greys Mallory and a small hamlet at Oakley Wood, Banbury Road, close to Moreton Morrell Road. A new development at Grove Farm, south of Harbury Lane has been granted planning permission and will form a new settlement.

4.1.2 The main village of Bishop's Tachbrook is a sustainable free-standing settlement of 737 dwellings that is required by the Warwick District Local Plan 2011 to 2029 Publication Draft (May 2014) to meet a Strategic Policy to accommodate an additional 150 dwellings since it identifies Bishop's Tachbrook as a Growth Village, suitable for a proportionate level of housing growth according to a range of sustainability indicators. It is important that the Neighbourhood Plan identifies the right location for this level of growth so that it provides the right amount of new housing at the right time. In order to be in general conformity with strategic local policy, the Neighbourhood Plan must make provision for the level of housing growth identified in the emerging Local Plan as this should be based on the most up-to-date evidence available.

- 4.1.3 New housing development in the village will meet the local needs found by the Housing Need Survey (see Appendixes NP2 & NP3), providing the opportunity for newly-forming households to stay in the area and for existing households to move house within the village, as their circumstances change. It will also provide for affordable and market housing to accommodate growth in the district. The Parish Council commissioned an independent report on the options for site selection from Urban Vision enterprise CIC to help guide the option selection process. Through FSL Consulting, Urban vision examined 16 potential sites. 4 were outside the Village Envelope and 12 were within it. Their report was issued in January 2014 (see Consultation Statement 7.3 and appendix NP5)
- 4.1.4 In November 2013 Warwick District Council published a Village Housing Options and Settlement Boundaries Consultation (see appendix NP7) which identified Bishop's Tachbrook for housing growth of 150 new dwellings over the plan period (to 2029). Working jointly with the Parish Council the consultation had identified a preferred site to accommodate these homes and proposed a commensurate amendment to the Bishop's Tachbrook Settlement Boundary. The preferred site (H23 in the Village Housing Options document) is known as Land South of the School and is shown on Map 3
- 4.1.5 A developer has been granted outline planning permission for 150 new dwellings on the preferred site. The Parish Council has indicated that this is an acceptable way to deliver the required housing growth, subject to the provision of community safeguards set out in Policy BTH1 that can be achieved through relevant planning obligations and conditions.

4.2 POLICY BTH2: BISHOP'S TACHBROOK SETTLEMENT BOUNDARY

- 4.2.1 The approach taken in defining the Area of Coalescence Protection is supported by the recommendations of the Inspector at the Public Inquiry into objections to the Local Plan that was adopted in 2007. Extracts from the Inspectors report that relate to 'Site A', which comprises 2 fields totalling 2.4 ha on the eastern side of Oakley Wood road to the north of Savages Close and 'Site B', which is a 1.8ha rectangular site lying to the west of the Leopard Inn and north of Croft Close are quoted here.

- 12.3.12 *For Site A, I do not consider such development would be appropriate for a number of reasons. **Firstly, the site is highly prominent at the northern entrance to the village.** This is clearly demonstrated in Photograph 1 supplied by the District Council and appended to its further written statement. **It would erode the gap separating Bishops Tachbrook from Whitnash, setting a precedent for development in this sensitive location that could over the course of time lead to the settlements merging.** Secondly, it would not accord with the thrust of emerging Local Plan policy. In compliance with national and strategic guidance, that framework seeks to concentrate most new development into the urban areas of the District and onto previously developed land. **There would be direct conflict with the terms of Policy RAP2 which, in allowing limited growth to meet local needs in villages like Bishops Tachbrook has drawn the village envelope boundaries tightly around the existing built-up area.** Thirdly, as regards the market housing element of the proposals, the District has already exceeded its strategic housing target. There is clear evidence of an oversupply of housing. This led the planning authority in 2005 to introduce a Supplementary Planning Document ‘Managing Housing Supply’ to reduce the future supply of urban windfall sites. And in terms of housing needs beyond 2011, the housing requirements of the District are uncertain pending completion of the partial review of the RSS. Current indications are that urban brownfield sites will be able to satisfy the bulk of additional housing needed beyond 2011. Any greenfield releases should be done through preparation of a DPD where a comparative analysis can be undertaken in the context of a sustainability appraisal and public consultation. And fourthly, **the site does not adjoin the village envelope to the south. In the Revised Deposit Plan, land at Savages Close is excluded.** In my report I have already endorsed that alteration from the adopted Plan. Consequently, Site A would not relate well to the village envelope but would be out on a limb.*
- 12.3.14 *[referring to Site B west of Oakley Wood Road north of Croft Close]... I see no reason to allocate this land for affordable housing or to include it in the village envelope. Like Site A, **it would extend the compact form of the settlement boundary northwards in a linear fashion, eating away at the relatively narrow gap that maintains the separate identities and integrity of Bishops Tachbrook and Whitnash.** While there is an undeniable need for many more affordable homes throughout the District (and some of this in the rural areas), I believe this should be addressed through the use of previously developed land within the settlement boundaries of the Limited Growth Villages, rather than by taking greenfield sites into the village envelope and then allocating them for low cost housing. Alternatively, if no brownfield land is available then the ‘rural exception’ provisions of Policy RAP5 should be applied. But, as the District Council says, a strong and convincing case would need to be made before such land could be released. I note that the precise needs of*

*Bishops Tachbrook have not been identified through a parish or village appraisal. The consultation draft of PPS3 indicates that: “Local planning authorities should consider, in applying the rural exception policy, the need to meet the needs of the rural economy, and in particular the needs of households who are either current residents or have an existing family or employment connection, in order that the rural communities remain sustainable, mixed, inclusive and cohesive.” **The essence of national policy is that rural housing should meet rural needs, not general needs arising from the urban area no matter how close.***

12.3.16 *I note that Sites A and B were included in the Omission Sites Consultation exercise. This resulted in 5 objections to Site A with no supporting representations, and 7 objections in respect of Site B with, again, no letters of support. Those objections are indicative of public feeling. They reinforce my overall conclusions that neither of these potential housing sites, nor Site C, should be allocated for development and/or be included in the village envelope for Bishops Tachbrook. **I also consider it would be inappropriate to include other areas on the margins of the settlement but outside the defined policy boundary, including the existing playing fields on the south-east side of the village.***

4.2.2 This approach is confirmed by a recent appeal decision APP/T3725/W/15/3134611 on 6th January 2016 that dismissed an application for development of site A in paragraph 4.2.1 for 10 houses that had been refused permission by Warwick District Council. The inspector found that the proposal would have a detrimental effect on the character and appearance of the area; it would not be a natural extension of the settlement but an obvious extension of new-build development out into open countryside; it would lose any sense of a rural setting to the Conservation Area and the village and suburbanise the nucleated rural village by not reinforcing the existing settlement pattern. See Appendix NP13 Appeal Decision Land opposite the Leopard Inn, Oakley Wood Road, Bishop’s Tachbrook.

4.3. POLICY BTE1: NEW EMPLOYMENT DEVELOPMENT

Context and rationale

4.3.1 From paragraphs 3.4 and 3.5 (Community Profile Employment, skills & business), it is clear that the Bishops Tachbrook community has a wide range of knowledge, experience and workplace skills that are needed away from the village. About half of the jobs they do are in the urban areas of Warwick & Leamington, whilst the remainder travel further away facilitated by the proximity of the motorway network or good rail services to Birmingham or London. Of the 1,430 economically active 16 to 74 year olds, only 51 (2.7%) were

unemployed at the time of the 2011 census. It has been policy for the District to provide employment sites within urban locations to ensure jobs are where people live to reduce travel implications of CO₂ emission, costs, time and congestion. The community recognises the benefits of thriving local businesses but that the current employment provision meets the majority of their expectations while giving them the benefit of a life within a rural area.

- 4.3.2 Young people can find it difficult to find their first job where they can develop workplace skills. The local community believes that local businesses should be supported, so that more jobs can be provided for local people and school leavers moving into the workplace for the first time.
- 4.3.3 There are not a large number of businesses within the parish of Bishop's Tachbrook. Farming is the largest land use but with modern machinery, the work content and labour requirements are low. The 25 farms in the parish register only 16 people from Bishops Tachbrook in agricultural work. The total number of fulltime equivalent jobs from these farms is not known but this may mean that some employees come from surrounding locations. A major employer for residents is Jaguar Land Rover at Gaydon and 7.6% of the workforce is employed in High Tech Manufacturing. Another major business is the Guide Dogs for the Blind National Breeding Centre but employees will tend to be specialist and live anywhere in the district.
- 4.3.4 High speed broadband is important to any development of the parish. Businesses without good broadband and those that wish to improve work life balance and reduce carbon dioxide emissions by working from home are at a disadvantage. Access to high speed broadband is seen as a priority to ensure local businesses thrive so any proposals must demonstrate that good broadband is available or will be installed.
- 4.3.5 Unemployment in Bishop's Tachbrook is low (2.09% in 2001; and 2.7% in 2011). Whilst this Neighbourhood Plan does not allocate sites for employment development, it seeks to support the viability of existing local businesses and their expansion where this is proportionate and appropriate in the individual circumstances.

4.4. POLICY BTE2: AGRICULTURAL EMPLOYMENT DEVELOPMENT

Context and rationale

- 4.4.1 Bishop's Tachbrook is a rural parish. There are 25 farms of various sizes within the parish as described in paragraph 3.5.2
- 4.4.2 Farming remains an important sector in the national economy and is of growing importance. The Gross value added to the British Economy in 2011 was £8.8bn a rise from 2010 of 25% from £7.1bn. In 2012 Britain was 60% self-sufficient in food which was a drop of 15% in the past 20 years. At the same time there is increasing public pressure to reduce food miles and to know where food comes from by supporting local production where it is possible. British Farmers will need to feed an extra 7,000,000 people by 2027, roughly the Local and Neighbourhood Plan period. Food that is imported because of any drop in production is a negative impact on the economy.
- 4.4.3 The average age of farmers is increasing and was said to be 58 in 2012. Many are at or past retirement age. In the next 10 years the country will need 60,000 new entrants into farming but it appears not to be popular with young people. Other industries that are dependent on agriculture are those that provide the increasingly technical agricultural implements and machinery, botanical developments, growing technologies and animal husbandry. But unless agricultural land remains available it will become even more difficult to interest new young people in farming and we will become more dependent on imports. Increasing global temperatures may mean that imports become more difficult or at least more expensive.
- 4.4.4 Thus we should not only retain as much productive agricultural land as possible but also find ways of replacing the current generation of farmers over the plan period. Moreton Morrell College is an agricultural college that offers apprenticeship training and gives students all the skills they need to be able to set up businesses when they leave college. To ensure continuity of farming into the future, all proposals for development and diversification of agricultural businesses should include initiatives to promote the training of young people into the agricultural industry.
- 4.4.5 Where any development, strategic or otherwise results in fragmentation of farming land so that the remaining portion is unviable, the proposals should contain positive initiatives to transfer those portions to adjacent farms or set up small starter units for young people to begin their agricultural career related to a relevant educational institution or course.

4.5. POLICY BTCC1 : CLIMATE CHANGE MITIGATION APPLIED TO NEW DEVELOPMENT AND THE BISHOPS TACHBROOK COMMUNITY ENERGY PLAN.

Context and rationale

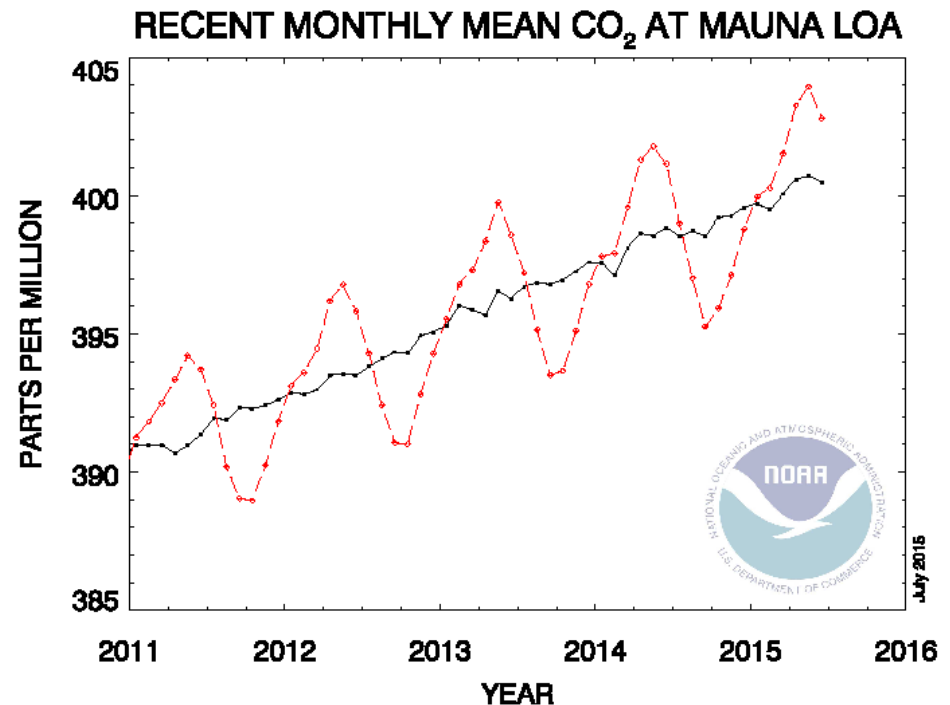
4.5.1 The National Planning Policy Framework in the preamble to Achieving sustainable development, quotes Resolution 42/187 of the United Nations General Assembly that defined sustainable development as *“Meeting the needs of the present without compromising the ability of future generations to meet their own needs.”*

The UK sustainable Development Strategy ‘Securing the Future’ set out five guiding principles of sustainable development

- 1 living within the planet’s environmental limits;
- 2 ensuring a strong, healthy and just society;
- 3 achieving a sustainable economy;
- 4 promoting good governance;
- 5 using sound science sensibly.

The purpose of the planning system is to contribute to the achievement of sustainable development. The policies in paragraphs 18 to 219, taken as a whole, constitute the Government’s view of what sustainable development means.

4.5.2 The 1st principle, Living within the planets



environmental limits, is the first and most important principle because of the global threat to life as we know it. Carbon Dioxide is a product of a large number of chemical reactions. Globally, the planet has a carbon cycle that demonstrates the way that CO₂ which is produced from all activities globally is recycled to Oxygen through a range of natural processes. Until the 1750's, the start of the Industrial Revolution, CO₂ production and absorption balanced so that the amount of CO₂ in the atmosphere globally balanced at 280 ppm. CO₂ is a 'greenhouse gas' that has the property of limiting the amount of heat that passes out of the earth's atmosphere into outer space and so is responsible for maintaining the global temperature at a constant level giving us a warm planet to inhabit. Since the Industrial Revolution began and more and more CO₂ was produced by artificial processes such as burning fossil fuels, very gradually at first, but by the late 1950's global CO₂ levels had risen to about 315 ppm. The fact that levels rise at all means that the natural processes which convert the CO₂ back to Oxygen are not sufficient to deal with all the CO₂ produced and so the number of parts per million in the global atmosphere increases. The graph at 4.4.1 from Dr. Pieter Tans, NOAA/ESRL* (www.esrl.noaa.gov/gmd/ccgg/trends/) shows that by January 2010, CO₂ levels had risen to 388ppm. In the last 5 years the level has risen to about 404ppm and in June 2015, the highest monthly figure ever was recorded. But more concerning than that is that the rate of change is also increasing. In 2013, the highest ever 5 year average rate of change was 2.174ppm. *The Mauna Loa Observatory is part of the National Oceanic and Atmospheric Administration (NOAA), Earth System Research Laboratory (ESRL), Global Monitoring Division (GMD) in the USA. The continuous, high-precision measurement of changes in atmospheric CO₂ concentrations was started in March 1958 at the Mauna Loa Observatory by Charles David Keeling.

- 4.5.3 The result of increasing CO₂ levels is increasing global temperatures. This will reduce polar ice cap and other ice that traps water, raising sea water levels and reducing salinity. It also reduces large areas of frozen tundra in which methane from plant waste is trapped and is released into the atmosphere. Methane, CH₄, is also a greenhouse gas having a similar effect to CO₂ because it prevents heat escaping. However, it is not normally part of the atmospheric mix and any methane that escapes in to the atmosphere has a short life quoted as 9 weeks, as it is fairly readily broken down into CO₂ and water vapour by atmospheric electrical discharges. Such invisible and seemingly insignificant changes to the global balance will have consequences that are unknown and difficult to predict. At the very best, there will be weather changes, so we call it climate change, but there will be a level at which much more serious consequences will occur. Because the global atmospheric balance is based on the ability of the processes that convert CO₂ back to O₂, if those processes are insufficient, runaway CO₂ may result leading to higher temperatures the result of which it is impossible to predict. Some scientific estimates suggest that somewhere between 500 and 1000ppm runaway global warming will occur and that would be an irreversible

disaster. Before that and before we get to 500ppm, abnormal weather disturbances will occur. To be tolerably safe we might suggest topping out at 450ppm and then aiming to reduce. However at the current rate of increase of 2.174ppm per year we will be at that level in 23 years from now. Once runaway CO₂ begins globally, it cannot be reversed within a human lifetime.

4.5.4 That is why it is a global problem that all parts of our human civilisation are contributing to and will suffer from if we do not take firm steps to reduce CO₂ emissions. It is not a popular message because we have all got used to the lifestyle that is producing the problem and it is in conflict with the economic growth tool that is used to measure success. But economic growth needs to be seen in the same long term view as the global warming problem except that the one is inversely proportionate to the other. As global warming rises, economic growth will fall.

4.5.5 The added complication is that today's level of CO₂ is due to the developed nations past growth. As the under-developed nations aspire to the same level of comfort, they, being much larger in populations, will potentially have a greater effect on the atmosphere than has happened to date.

4.5.6 The root problem is that the only way that current energy and economics works is from the use of fossil fuels that produce CO₂. Coal, oil and natural gas, (which is mainly methane), by exothermic reactions with oxygen to produce heat by which most of our energy is gained to power all the machinery we need to keep us warm, transport us to wherever we want to go and produce the wherewithal for life as we practice it.

The term climate change glosses over the problem and hopes it will go away. It won't.

4.5.7 Planning Practice Guidance ID6-001 says that addressing climate change is one of the core land use planning principles which the NPPF expects to underpin both plan-making and decision-taking. This is clearly, in view of the global magnitude of the problem, something which should be at the heart of those processes. Indeed, governments across the world have set themselves targets to reduce

emissions. They have done for some ten or more years now. So why is the rate of CO₂ emission increasing at a faster rate than ever before? It is not slowing down as you might expect but it is accelerating.

4.5.8 Data and conclusions reached by NOAA says

Decade	Total Increase	Annual Rate of Increase
2004 – 2013	20.71 ppm	2.07 ppm per year
1994 – 2003	18.70 ppm	1.87 ppm per year
1984 – 1993	14.04 ppm	1.40 ppm per year
1974 – 1983	13.35 ppm	1.34 ppm per year
1964 – 1973	10.69 ppm	1.07 ppm per year
1960 – 1963	3.02 ppm	0.75 ppm per year (4 years only)

Before the Industrial Revolution in the 19th century, global average CO₂ was about 280 ppm. During the last 800,000 years, CO₂ fluctuated between about 180 ppm during ice ages and 280 ppm during interglacial warm periods. Today’s rate of increase is more than 100 times faster than the increase that occurred when the last ice age ended.

Why is the atmospheric concentration of CO₂ increasing at an accelerating rate? Research suggests that it is because fossil fuels are being burned at an enhanced rate, the ending of the long-term trend of increasing carbon efficiency of economies, and the ocean's diminishing absorption of CO₂ (Canadell et al., 2007).

4.6 POLICY BTLWB1: SPORT, RECREATION AND COMMUNITY PROVISION

Context and rationale

- 4.6.1 Current provision for Sport and recreation in the village settlement of Bishop's Tachbrook is limited to
- 1) the playing Fields on Kingsley Road, known as The Meadow. This is a well-used space both for sports and village events; and
 - 2) the playing Fields on Harbury Lane, that were provided as part of the recreational area for Warwick Gates residents. It is however remote to both Warwick Gates and the population centres of the parish so only gets limited use. In the WDC boundary review this area was transferred to Whitnash Town Council on 1st April 2015.
- 4.6.2 The village has a Village Events group who organise very well attended events through the year on The Meadow. That includes such events as the village horticultural show, a summer Tachfest and a November 5th bonfire night, on average about 5 events a year.
- 4.6.3 The Meadow of just under 3ha has four main functions
1. Sports & Social Club – which has a Family Room with the feel of a pub, dartboard, pool table and fruit machines, a snooker room with 2 tables, a lounge for live entertainment, bingo, quizzes and a big screen for showing live sports and the concert room. It is the meeting place for the Brownies, Rainbows and Tachbrook Tinies. It has residential quarters for the Club Steward. Externally there are changing rooms for outdoor games, a fenced and floodlit all-weather pitch for 5 aside football. It has a car park.
 2. The Playing field has a senior football pitch and a cricket square but it is of a lower quality and does not meet the necessary standard of some teams. Teams play in 2 football leagues and 2 darts leagues.
 3. Children's play areas with play equipment with an area for small children and larger equipment for the older children.
 4. BMX track built in the last 5 years.
- 4.6.4 For a wider range of leisure facilities, residents have to travel to Leamington spa or Warwick, or join a specialist club or health club with membership costs that for many are prohibitive. At consultation events residents have commented that we should have a large sports hall, a village hall suitable for drama, sports, kitchen, rooms for other meetings and parking. There are number of special interest groups such as the History Group, WI and there would be more if they had somewhere to meet. Some groups related to the school such as the table tennis group, do use the school hall but the school is not designed to take any but occasional community functions.
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4.6.5 With the population expansion in the parish, currently 630 dwellings on top of the 2011 census of 1,021 dwellings and with the age of present facilities there is a considerable lack of facility. All of it is concentrated in one location, The Meadow, on the south side of the village. But in a countryside location it does not have other sites in the way that an urban area has that gives variety and the conclusion has been reached that another site on the north west corner of the village would be the most suitable place for an additional recreational area. It could provide some allotment space, some parkland and trees and perhaps some tennis or netball courts in a small park locked at night. The piece of land west of Seven Acre Close would seem to be the ideal location for this new community facility. This could be a positive plan-led land use for this site.

4.6.6 Calculating the need for sport, recreation and community for the enlarged populations, indicates a considerable deficiency when compared with the Warwick District Council Open Space Standards. (Appendix D thereof)

NPPF 73 says access to high quality open spaces and opportunities for sport and recreation can make an important contribution to the health & well-being of communities. To do this we will need more space than we currently have.

1) Calculate village population 2011 census from output area data

59383	59384	59385	Part 59386	59387	59388	59389	Output area
CV33 9RR	CV33 9RJ	CV33 9RG	CV33 9RL	CV33 9RB	CV33 9RA	CV33 9RD	VILLAGE
213	305	294	65	259	306	267	1709

2) Add number of residents from 150 new homes using tenure mix from Table 3 of paragraph 3.3 of the Neighbourhood Plan Background Statement, assuming a 1 bed dwelling has 1.5 persons and then 1 person per bedroom for larger dwellings

No of bedrooms	1	2	3	4	5	Total extra population
No of dwellings	27	42	34	31	16	
Population estimate	40	84	102	124	80	430

Add new population to existing 1709 + 430 = 2,139 population to provide for in the village only.

From the Open Space Standards the open space requirement will be

Amenity Green Space	Parks & Gardens	Natural areas	allotments	children	sports	TOTAL	
0.74	2	2	.42	0.3	.25		HA/1000
2.139 X 0.74 =1.58	4.28	4.28	0.9	0.64	0.53	12.21	HA FOR 2,139 people

4.6.7 The recreational space available within the village is from the list of Local Green space and a full breakdown of open space is given in 4.5.8. Up until now, the village has been the main centre of the Parish, but as 3 new developments on the boundary with Whitnash grow, the recreational space for those developments will be more naturally linked to Warwick Gates. The village, at a distance from the urban area should be considered on its own for open space assessment.

A village in the open countryside looks and feels as though it has lots of open space, but access to it is very limited. You can see it but not use it. That is an important attribute which to some extent masks the deficiency, but when it comes to activities, residents have to go to the urban areas where these activities are available.

4.6.8 The Meadow is a total of 2.968ha. About 1.47ha is pitches, 1.14ha is allotments and BMX track, 0.132ha is children’s play area and 0.234 is the club, road and carpark. In total there is about 1.032ha of Amenity green space in the village plus 2.968ha on the meadow gives about 4 ha. Some extra will come with the 150 new houses say 2ha that gives a total of 6 ha which is about 6 ha below the open space standard.

4.6.9 The Seven Acre Close site would go some way to rectifying this deficit and so should become a justified Asset of Community Value as set out on the Neighbourhood Plan Map. That site had a planning application for 25 homes but was refused by Planning for the reasons set out in the village housing options document. The Developer lodged an Appeal but has since withdrawn it following the recent dismissal of an appeal against refusal for 125 houses on land opposite Seven Acre Close for similar reasons of serious harm to the character of the open countryside and other matters. (see appendix NP9)

